

Senator's Ridge HOA Meeting Minutes

2/5/2019

I. Call to order

Jason Cousins called to order the executive session of Senator's Ridge HOA at 6:02p.m. on 2/5/2019 at Senator's Ridge Clubhouse.

II. Roll call

The following persons were present: Jason Cousins, Mike Crawford, Chip Bitting, Loye Hutchinson, Craig Griffiths, Miles Scott, and Nick Desenberg.

III. Approval of minutes from last meeting

Minutes from the January Executive Board meeting were unanimously accepted.

IV. Approval of treasurers report

Treasurers report from January HOA Board meeting was unanimously accepted.

V. Management Company Report

All In One Management Company report from January was unanimously accepted.

VI. Old Business

- a) Senator's Ridge Front Entrance. Mike Crawford has been this project champion and will continue to act as such. Mike continues to work on this project in an effort to provide rough estimates so the board can establish project timelines.
- b) Code of Conduct/Confidentiality Agreement. All-In-One suggested the board conducts itself in accordance with the Georgia Not for Profit Law. Additionally, they recommended that the board meeting format should be conducted in accordance with Robert's Rule of Order.
- c) Vendor/Bid Process. The board agreed upon a method of handling vendor contracts and bid process. All-In-One will coordinate this and present bids to the board for discussion and approval.
- d) Capital Entrance Lighting. Formal bids are being accepted to install accent lighting to match the Senator's Ridge entrance. This is being considered for safety reasons as well as bringing uniformity to both entrances.

VII. New business

- a) Met with social committee chairperson and reviewed 2019 social event calendar and budget proposal. Event calendar and budget were unanimously approved.
- b) Reviewed two 2019 pool contract proposals. There were still some concerns to be addressed that All In One will have addressed by the March meeting.
- c) Adding additional cameras to blind spot areas of the amenities was unanimously approved.
- d) All In One has asked for volunteers to serve on the grinder system committee. To date only homeowner has volunteered. Tabled to March meeting.
- e) Pool furniture repair was unanimously approved. Furniture is currently out for repair.
- f) Multiple bids for pool repairs were reviewed and a contractor was unanimously approved. Pool repairs will begin soon.
- g) Capital accent lighting bids are pending. Tabled to March meeting.
- h) Capital entrance gate repairs have been completed.

VIII. Adjournment

Jason Cousins adjourned the meeting at 7:50 pm. Next meeting scheduled for March 5, 2019 at 6:00 p.m.

Minutes submitted by: Chip Bitting

Minutes approved by: Jason Cousins, Craig Griffiths, Loye Hutchinson, Mike Crawford