

UGTHOA, Inc. General Meeting Minutes 6/13/2024

Present: John Davis, Clara Hockstedler, Mark Israel, Alena Grinstead and Colleen Owen. **Absent:** Mattye Reymont and Janice Gordon. **Staff present:** Carrie McGinnis and Amanda Hill.

John Davis, president, called the meeting at 6:30 p.m. A quorum was present.

Minutes: Mark moved and John seconded approval of the 5/9/2024 General meeting. Passed.

Treasurer's Report: John reported \$184,934.55 in the BOA account including \$35,092.83 insurance payments which will be transferred to Chase later in the month. Also included in BOA was \$5,546.42 insurance reimbursement for early payment of loan. Wellby accounts: Primary \$34,071.45, 6 mo CD \$95,942.55 and 6mo Certificate \$107,920.86. Moody Insurance account \$191,155.63. Chase insurance account \$38,001.00. Remaining balance of insurance to collected \$68,889.98. There was no monthly financial report available.

Administrative Report: Four homes currently for sale. June is the third month of insurance payments.

Maintenance Report: Continuing parking lot restriping, daily cleanup, pool and drain maintenance.

ACC Report: Joy Owen and Amanda – nothing this month.

Landscape: Alena – Currently too hot.

Old Business: Cookie moved to accept, Mark seconded, E & T's \$1,550.00 bid to resurface floating bathroom floors. Passed. Pool will be closed 6/17/2024 to 6/21/2024. John and Alena will purchase toilets, sinks, etc. Two foundations are scheduled for inspection. Linda Tuck homeowner's insurance meeting delayed.

New Business - Roofs: Approved roof storm repairs at 2316 and 2312 Gemini for \$6700.00. Approved squirrel damage for \$300.00 at 2268 Gemini. Approved repair of storm damage at 2258 Gemini for home and two unit garage at \$15,700.00. Finally, approved removal of tree between 2344 and 2346 Gemini for \$1800.00. Common area tree trimming scheduled for July.

Other: Grady would like information for summer letter by Saturday. Joy Owen will remove a small tree in her front property. She would like a shade tree planted.

Mark moved, Alena seconded adjournment at 7:36 p.m. Passed.

Mark moved, John seconded approval 7/11/2024. Passed.