

Coldwater Springs Homeowners Association
General Session Board Meeting
Thursday, April 29, 2021 at 6:00 PM
Via ZOOM Video/Audio Meeting

BOARD MEMBERS PRESENT: Mike Monfred, Lee Balicki, Ron Cross, Beverly (Chris) Venturini, Bob Gunn, James White and Richard Holman

MANAGEMENT PRESENT: Cliff Adams, HOAMCO Community Manager

GUESTS: 11

I. CALL MEETING TO ORDER/ESTABLISH QUORUM

- a. Mike Monfred called the Coldwater Springs Open Meeting to order at 6:04 PM. With seven (7) Members present, quorum has been established.

II. VENDOR INTRODUCTIONS-JACK HALE AND ROBERT RUSS-SECURITY

- a. Robert Russ from Countywide Security LLC and Jack Hale gave a presentation regarding their company and Benefits of the Hybrid Security Model.

MOTION by Bob Gunn to approve using the Hybrid Security Model by June 1, if possible if Countrywide Security accepts proposal. Motion Seconded by Rick Holman. Motion passed unanimously.

III. APPROVAL OF PREVIOUS MEETING MINUTES-MARCH 25, 2021

MOTION by Chris Venturini to accept March 25, 2021 Open meeting minutes as amended. Motion seconded by Bob Gunn. Motion passed unanimously.

IV. ACCEPTANCE OF FINANCIALS FOR MARCH 2021

Operating-\$75,006.18
Reserves-\$723,863.78
Total Liabilities-\$798,369.96

MOTION by Ron Cross to accept the Financial Report as presented. Motion seconded by Rick Holman. Motion passed unanimously.

V. MANAGEMENT REPORT-CLIFF ADAMS

- a. Bobby has repainted the cages and re-installed them...bidding to repair the broken fence by the school that has been vandalized.
b. Email voting has started for the ANNUAL Meeting on May 27th, 2021 at 7:00 PM via ZOOM.

VI. OLD BUSINESS

- Removal of Sisso Trees-Pending
- Flush culverts in main park-Pending-Done by mid-May
- Woodchips in playgrounds-Pending

- New Slides for playgrounds-Pending

VII. NEW BUSINESS

- Ballots for Annual Meeting going out
- Reserve Study Completed

Mike Monfred resigned from the President seat as of tonight. The Board agreed to have Chris Venturini chair the remainder of the meeting.

VIII. COMMITTEE REPORTS

- Social
- Landscape – James White
- Architectural-Ron Cross
- Safety Patrol
- Safety Patrol-Bob Gunn-January 2021 to February 2021
 - Vacation/Empty Watch - 7
 - Suspicious Persons - 34
 - Suspicious Vehicle - 36
 - Bicycle Lane Parking -50
 - Street Parking Violation -72
 - Overnight Street Parking -295
 - Traffic Violations -42
 - Dogs Off Leash -7
 - Motorist Assists -55
 - Trespass on Golf Course -22
 - In Park After 10pm - 42
 - Bicycles Without Lights -11
 - Warrant Arrest - 5
 - Assisted Avondale Police-4
- Playground-James White
- Golf Club-Rick Holman

IX. REVIEW/ACTION ITEM LIST

- Talk to school about cross guard
- Eblast about the playground caution tape
- Follow up with full reserve study

X. HOMEOWNER COMMENT PERIOD

- Amanda Harper-West wall closure

XI. ADJOURNMENT

- Next Meeting Date-Annual 5/27/2021

MOTION by Chris Venturini to adjourn the Open meeting at 8:57 with no further business to discuss. Motion seconded by James White. Motion passed unanimously.

Respectfully submitted by,

Elaine Parriott
Recording Secretary