

SUGARLAND RUN HOMEOWNERS ASSOCIATION, INC
BOARD OF DIRECTORS
April 7, 2021

CALL TO ORDER

The meeting of the Board of Directors of the Sugarland Run Homeowners Association was called to order on April 7, 2021 at 6:31 p.m. Glenys Wright presided. It was noted that a quorum was present. Glenys Wright informed everyone in attendance that the meeting was being held virtually via the Zoom platform.

Present:

Raed Muslimani, President
Glenys Wright- Vice President
Jen Heffern - Secretary
Marc Raphael-Treasurer
Christopher Fullerton - Director
Patricia Pruden, Director
Jeff Kozak, Director
Heather Parker, Director
Gabriela Garza, Sequoia Management

Absent:

Jorge Frapicinni, Director

APPROVAL OF AGENDA

Marc Raphael **MOVED** that the agenda be approved as amended. Jen Heffern **SECONDED** the motion and it **PASSED UNANIMOUSLY**.

APPROVAL OF MINUTES

Marc Raphael **MOVED** that the minutes from March 17, 2021 be approved as amended. Jen Heffern **SECONDED** the motion and it **PASSED UNANIMOUSLY**.

RESIDENT FORUM

A resident asked how the progress for the pool opening was going. She would like a status.

DIRECTOR'S REPORT

Patricia Pruden asked how many people have sent in their tally's for the amendment process.

Jeff Kozak mentioned that there was a FaceBook post on the maintenance pick up bulk trash.

Christopher Fullerton would like the google account added to the board distro list. He also mentioned that we should have received the cleaning contract earlier. He would also like the management contract to begin reviewing early.

Heather Parker says that some of her email get bounced back.

Glenys Wright mentioned that she has not sent the letter to Dominon. She also requested if Patck Noto the THOA Board President would like to include in her blurb in the newsletter something about the trash in the THOA. She would like to also included an update about the amendments in the newsletter.

Marc Raphael mentioned that April 24, 2021, is national trail day. There will be volunteers to clear paths and bridges. He mentioned that the clean up day for SR should be moved due to the holiday. He also stated that he would like to do a walkthrough to get tally's. He would also request that Sequoia get the editor license to the mapping software. He also stated that collection accounts that are over \$800 be sent to collections next month.

MANGER'S REPORT

Manager informed the board that there is tree that we have shared responsibility with an owner that we are requesting in be removed and the cost be split.

Manager informed the board that Premier has submitted a proposal for mulching around the office building.

Manager informed the board that Sequoia spoke to NGI about the warranty and if we have issues later down the line we would go through Bishop for the NGI warranty.

Manager informed that board that the cleaning contract is almost up and we need to review to see if we would like to go out to bid.

Manager informed the board that she hopes they reviewed the proposed plan from High Sierra and that they will remove the over and we will begin maintenance of the pool.

Manager informed the board that that the chimney issue is being addressed and will soon be done.

Manager informed the board that the lights were sent last week and am waiting for a full report.

Manager informed the board that the she walked the pool with long fence and there was still a punch list items that need to be addressed.

Management informed the board that I spoke to Finley Asphalt and he is trying to get us on the schedule for the end of next month.

Management informed the board that as we replace trashcans we will note the addresses.

NEW BUSINESS

Jen Heffern **MOVED** to approve 50% payment on proposal #806 dated April 2, 2021 from Premier TUF and Landscaping to flush cut and remove one (1) large leaning oak tree behind 7 Oak Shade Rd at a cost to the HOA of \$1, 975.00. Jeff Kozak **SECONDED** the motion and it **PASSED 8 FOR 1 ABSENT.**

Jen Heffern **MOVED** to approve the proposal #760 dated March 30, 2021, from Premier Turf and Landscaping to cut down and remove mulch along the sides of the office building at a total cost of \$1, 200.00. Patricia Pruden **SECONDED** the motion and it **FAILED 8 NO 1 ABSENT.**

Jen Heffern **MOVED** to approve the proposal dated November 10, 2020, from Bishop's Tennis, Inc to repair splits and overlay the surface of two Pro Bounce tennis courts at a base cost of \$23, 510 with additional options priced up to \$5,330 for a total cost of up to \$28,840.00 contingent upon obtaining a five year product warranty from NGI. Jeff Kozak **SECONDED** the motion and it **PASSED 8 FOR 1 ABSENT.**

The board discussed the cleaning contract.

OLD BUSINESS

The board discussed the upcoming 2021 Pool Season.

ANNOUCEMENT OF NEXT MEETING

Board meeting April 21, 2021 at 6:30 pm

ADJOURMENT

Chris Fullerton **MOVED** to adjourn the meeting at 9:05 pm. Jeff Kozak **SECONDED** the motion and it **PASSED 9 For 1 absent**

Submitted By: _____