

INVERNESS MASTER HOMEOWNERS ASSOCIATION
Board of Directors Meeting Minutes - May 17, 2016

The meeting was called to order by President Art Fleet at 7:01 p.m.

Board Members present:

Art Fleet (IMHA President)	Rick Bloom (Adam Brown)
Lindsay Mardick (Woodford)	Joe Clark (Summerwood)
Sallie Cox (Selkirk)	Eugene Szymborski (Country Club Village)
Bobby Boyd (Kirkwall)	Jim Baxter (Inverness Green)
Peter Northcott (Kerry Downs/Heather Pt)	

Board Members Absent:

Mat Adams (Inverness Point)

Also attending, Deedra Thornton on behalf of Boothby Realty and several homeowners.

Approval of March 15, 2016 Minutes:

Motion: Bobby Boyd Second: Joe Clark

The minutes were approved without objection.

Approval of April 19, 2016 Report (adjourned due to lack of quorum)

Motion: Sallie Cox Second: Lindsay Mardick

The report was approved by majority vote.

Treasurer's Report:

Inverness Point has some past due accounts due in part to bi-annual billing. Overall IMHA is in good shape, and has taken in about \$120,000 with expenses of about \$10,000 per month.

Motion to approve treasurer's report:

Motion: Sallie Cox Second: Joe Clark

The motion passed without objection.

OLD BUSINESS:

Collections and Assessment: Deedra Thornton reported that certified letters were mailed out on May 10th and we are quickly approaching the deadline to turn over past due accounts to the new attorney for collection, in about ten days. A good number of past due accounts have recently paid, probably as a result of the recent letters.

Master Contractor Site Inspections:

Art Fleet led a discussion of IMHA expectations for neighborhood inspections. We want to tie down specific, regular times for inspections with corresponding letters going out promptly with notification to board members.

Coyotes:

Bobby Boyd reported coyotes are reappearing in Inverness with a recent sighting in Woodford and followup by Wild Works. IMHA currently employs Wild Works on a retainer and we may need to review the budget on this topic.

