**Providence Hills Community Meeting**

**July 28th, 2019**

The Providence Hills Board Community Meeting Session convened at 7:00pm, Sunday, July 28th. The meeting was attended by board members: Shannon Curtis, Rick Gemereth, Patrick Godwin and Andy Grindstaff and Mickey of BAM. The following agenda items were discussed:

1. Welcome Rick
2. Community Financial Review Mickey/Rick
   1. Year to Date Financials / Dues Collection Update – Currently on track. Income up because some liens were paid (sizable collections). Currently $7,000 in outstanding neighbors’ debt, which includes overdue association fees.
   2. Resident asked if we have sought out additional assistance from resident regarding reducing costs, i.e., bank fees? Phone costs reduction? Bank fees were discussed, i.e., Mickey explained they are credited back to our account. Board will continue to look into other cost reduction options.
3. Pool Operations Review
   1. Board has not received any complaints to date, wither from pool management company and/or residence. (Pool Management contract is up at the end of 2020 season.)
   2. Have we looked at pool attendance log? Should we adjust pool hours, etc.? Should we capture time on the log? Board can visit logs and will contact pool management company to do so as well.
      1. Can we reduce lifeguard staff during when attendance is down? No. Pool is required to always have at least 2 on duty.
   3. Re-decking pool anticipated in 2019.
   4. Walkway around pool flooded and wet, which is the flushing from pool. Board will look into redirecting flush prior to next season.
4. 2019 Project Review
   1. Pool Shade – Complete.
      1. Are all umbrellas being utilized? Could we get more that are anchored in, standing umbrellas? Board will investigate.
      2. Can we add a changing table to both bathroom? Board will ensure installation.
   2. Sidewalk lights – Project still in the works.
   3. Resident requested that 5, 10, 15 year plan be developed prior to 2020 budget.
   4. Community now using MailChimp. 45-65% open rate. Board will review what goes to SPAM.
5. Committee Review
   1. Welcome – Mickey will set up an automated welcome packet. Any additional hospitality efforts welcomed.
   2. Holiday Decorations – Can we hire a company to decorate? We have an interested party who can be tasked with outsourcing.
      1. Sand for luminaries still in parking lot. Board will have handled when we make updates to the playground.
   3. Adult Social – Last pizza night Friday 6-9. August 2nd. Pool closing Labor Day, September 2nd noon-2 RSVP. (Invitation will ask if there are any dietary restrictions.)
   4. Children – Children’s Committee President, Cynthia Shah-Kahn, requested storage key for children’s committee. Bob will issue. Spring event went well. Next event is movie night September 14th tentative date, Halloween party October 26th, Holiday party December. Children warning signs purchased, but arrived damaged. Will repurchase.
   5. Social Media – Instagram page will become official.
   6. Newsletter will be renewed on a quarterly basis. Shannon will coordinate with Linda.
6. 2020 Board Elections
   1. Conducted at the end of the year. We will update bylaws for regarding election and nomination process. i.e., electronic voting.
   2. Can we send MailChimp form that allows people to email application? Can we have a better way to collect nominations, i.e., Google form, direct contact, etc. Board will discuss further.
   3. Board will send congratulations to elected officials prior to official announcement.
7. Open Discussion
   1. Wifi - Decision hasn’t changed.
   2. Tennis Courts – Opening it up to other use and will adjust signage accordingly. Going forward we will no longer limit facility usage if resident will be generating profit. Insurance required if profiting.
   3. Monthly Board Meetings – Meet on 4th Wednesday of every month. All welcome to attend.
   4. Parking Lot Security - Board is continuing to looking into options. Until then, all encouraged to call police.
      1. Resident asked if we could post “monitored by camera” signs. Board will discuss.
      2. Board will issue a note that “Providence Hills is taking measures to increase security, etc.
   5. Can we add a keypad to clubhouse? Not currently an option.
   6. Additional?
      1. Can the board update the Providence Hills entrance signs? Can we invest more in our entrances in general? Landscaping embellishments, improvements, or change vendor, etc. Board will contact landscaping and look into options to ensure entrances are in good condition.
      2. Is there anything prohibiting residents from doing a Community Garden? Carol will head up the project and present options to the board.

The Board adjourned at 8:20pm. Meeting minutes submitted by Shannon Curtis, Board Secretary.

**POST** **Providence Hills Community Meeting Developments**

Board met with Gomez Lawn Service. They will . . .

* Expand/upgrade the flower beds at the entrances. Should be complete in 4 weeks.
* Remove the sand from the parking lot.
* Refresh the mulch in the play area.

Pool Items

* Located 9 umbrellas in the storage building not being used.
* Pool Management Company will order changing tables for the restrooms.
* Pool Management Company will order 6 umbrella stands and 2 tables.
* Pool Management Company discard the rusted umbrella stands not in use

Pool Management Company and the board is investigating the muddy, wet sidewalk by the Tennis Courts / pool entrance. It is our belief that to correct the issue will be expensive due to the sidewalk has sunk lower that the close by drain, however, we will determine the plan of action once more information has been collected.