

MINUTES OF THE BOARD OF DIRECTORS REGULAR MEETING OTTER POND
HOMEOWNERS ASSOCIATION, INC.
April 3, 2024

Present: Christina Files, Valerie Harper, Jack McKelvy, Tammi Padilla, Mindy Clagett
Guests: none

Call to Order 3:01 pm
Minutes from the March meeting approved.

COMMITTEE REPORTS:

ARB: 3 new forms approved.

Discussion arose around ARB sign offs. Does every signer of these forms know that the request meets the covenant requirements?

NEIGHBORHOOD WATCH:

A report about erratic driving was submitted and the police followed up. The driver apologized, and explained that news of a family crisis had led to the erratic driving.

SOCIAL:

Easter Egg Hunt was a success! Great attendance.

BOATHOUSE:

Missing shingles still need to be addressed. (Could be done by a volunteer.)

POND:

Marine maintenance: replace the boat dock floats, ladders, hinges, and add more rocks to the marina. They are on the budget, and were approved by the board to go forward.

It had been suggested that we consider building a road/path by the silt pond, but the board does not recommend pursuing this at this time.

FINANCIAL: Reports provided by Tammi Padilla.

Tammi is still after interest on our money held at Timberline.

Invoices were presented and approved for payment to Able Excavating, Applegate, and our new insurance company.

We will begin receiving MVC invoices in the next month.

DAM REBUILD UPDATE:

Still moving forward on time and on budget. Channel has been backfilled; sewer and water connections happening next; shut-off valve to be installed and locked; we are approved to retain water to the level of the overflow drain (approximately 4 feet gain).

Christina will continue to share updates that are beyond the expected timeline with the community by email.

NEW BUSINESS:

Tadd will continue to check our ditches.

Open Space maintenance to begin this month.

Geothermal pipes are probably filled with glycol or ethanol, which is non-toxic and will evaporate if pipes are opened. Some homeowners have removed their unused pipes while the water is down.

Signs about parking have been taken down.

Meeting adjourned at 4:47 pm

Next meeting Wednesday May 8, 3:00pm at 1830 Otter Pond Cir.

Minutes submitted by Mindy Clagett, HOA Secretary.