

MINUTES OF THE BOARD OF DIRECTORS REGULAR MEETING OTTER POND
HOMEOWNERS ASSOCIATION, INC.
February 15, 2022

Present: Kristie Sanchez, Christina Files, Mindy Clagett
Guests: Lois Sailors
Call to Order 3:00 pm

Minutes from January 18, 2022 meeting approved.

COMMITTEE REPORTS:

ARB: none.

SOCIAL: none.

NEIGHBORHOOD WATCH: none.

BOATHOUSE: none.

POND:

Marina and Silt Pond dredging bids still incoming. The board has decided not to install a road for dredging equipment at this time, since the cost of repairs has been minimal, and the cost of bringing in a road would be great. The board is considering the purchase of some plywood to store in the boat house and use to protect the sprinklers when the dredgers come. Lois to pursue an option for mud to be dumped.

North end of pond still has aerators on, for now. There are concerns about allowing the pond to freeze completely without an oxygen probe/meter to evaluate the water under the ice. Cost estimate \$200.

Dan Sherwood will supply the pond with fish this spring.

Water to be turned on April 15, 2022.

OPEN SPACE:

Our contracted landscaper is increasing his rates this year. The board has approved the new fee, which is also reflected in the 2022 approved budget.

Lois is in regular communication with him, and will be able to follow up on seasonal work, such as cleaning up the grass before the annual Easter egg hunt, shared space Hemlock mitigation; as well as the usual tasks contracted. The board has approved additional fees required for removing the poisonous Hemlock from community open spaces. Homeowners will be responsible for removing any on their own property.

Open Space Committee to manage the seasonally temporary goose fence along the shore by the marina.

Tennis Courts to be patched this year.

Community Clean-Up date to be determined by Open Space committee. Refreshments to be coordinated by the Social Committee.

FINANCIAL:

Report submitted by Tim H.

Tax returns completed and approved.

UNFINISHED BUSINESS:

1099 Tax process completed.

Annual Dues notices being followed up on.

A life-saving rope will be placed at the marina this spring.

NEW BUSINESS:

Non-Compliance:

6 Homeowners still need to comply with shoreline maintenance. Follow-up letters to be sent. Trampolines are not permitted to be visible from the street. New fence plans must be approved through ARB process. Non-compliant neighbors to be notified by mail including an ARB form.

Next Meeting Tuesday, March 15, 3:00pm at 1830 Otter Pond Cir.

Meeting adjourned at 3:49 pm

Minutes submitted by Mindy Clagett, HOA Secretary.