

MINUTES OF THE BOARD OF DIRECTORS REGULAR MEETING OTTER POND  
HOMEOWNERS ASSOCIATION, INC.  
March 20, 2023

Present: Kristie Sanchez, Christina Files, Mindy Clagett  
Guests: Lois Sailors, K.C. and Cayttie Heister

Call to Order 1:00 pm

Minutes from the February meeting approved.

COMMITTEE REPORTS:

POND: Dock repair options being considered. A handyman who may be able to do the work has been contacted. Possibly, new floats could be purchased, and the rest of the docks could just be refurbished, saving over 50% of the cost of new docks.

SOCIAL: Easter Egg Hunt is on for April 8 in the Otter Pond Park. Thank you to a coordinated volunteer effort by Lois, Cayttie, Theresa, Pepper, Cricket, and Jo.

OPEN SPACE: 4 landscape bids have been sought and considered. Lois recommends renewing Many's contract, as he has continued to offer the best rate and has indicated eagerness to get started with spring clean-up, even before his contract begins. The board approves.

FINANCIAL:

Provided by Tim. Move reserve study discussion on the April agenda as we are still gathering relevant information.

UNFINISHED BUSINESS:

Kristie will meet and begin paperwork with Alpine Bank for our project loan. Once we know numbers and are ready to begin, the loan will be available quickly. There are no origination fees with this loan, and we have the option of paying it back early.

The meeting on the afternoon of March 20 will give us a final answer regarding any possibility of outside funding,

The dam rebuild timeline is being pushed out a bit as the city has decided to move the water and sewer lines to a new location. That work wouldn't happen until November, so the pond will maintain its current water level through the rest of the year, with dam work pencilled in to begin next spring. This affords homeowners their regular irrigation use through the summer, as well as time to save up for our share of the costs, when assessed.

NEW BUSINESS:

A homeowner has requested that the HOA pay for the removal of dead geese along the north shoreline. This is not approved for an HOA expense, but another homeowner will voluntarily remove the geese along the requester's shore.

A homeowner presented an appeal of the ARB's rejection of plans to extend their roofline and porch on the back of their house. Board agreed to look on site and meet with the ARB before rendering a final decision.

Meeting adjourned at 1:30 pm.

Next Meeting Monday, April 24, 1:00-2:00 pm at 1830 Otter Pond Cir.

Minutes submitted by Mindy Clagett, HOA Secretary.