

# Jonathan Association Board Meeting – October 19, 2021

## Draft

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### Attendance:

Jeremy Landkammer-Ely, Kevin Hill, Kay Rothe, Steve Dummer, John Siegfried, Paul Van Dyke, Amy Gruber, Heather Chakirov

### FirstService Residential:

Traci Gannon – On-Site Manager

Maggie Mahmood – Association Manager

Jeff Peterson – Regional Director

Rachel Henry – Administrative Coordinator

**Absent:** Kevin Fafinski

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### Open Forum: One homeowner addressed the Board.

- The homeowners present where there to discuss the Autumn Wood East Fence.

### Call to Order:

6:32 pm

### Designate Quorum:

8 directors present, 1 absent, quorum designated

**Adopt Agenda:** There was a request to add items 8) b) Reserve at Autumn Woods to the agenda.

- Heather moved to accept the amended agenda
  - Steve seconded
  - Carried

### Autumn Wood East Fence:

- Kip and Amy Dunkelberger (2909 Butternut Dr):
  - Addressed the Board regarding their opinion of the fence along their property.
  - They wanted to keep the fence in some way since they like that it is a separation between their property and the trials.
- Larry Schmid:
  - They sent an email in to address the Board.
  - They like the fence as it protects their yard from both wildlife and the farmland.
- Kelly House:
  - They sent an email in to address the Board.
  - They stated that they like the fence but would prefer a privacy fence.
- The Board stated that the fence will be an item to discuss with capital projects.

### Secretary's Report:

- Steve moved to approve the September 2021 minutes.

- Paul seconded
- Unanimously Carried

#### **Treasurer's Report:**

- There was nothing to report on the September 2021 Financials.
- 2022 Budget:
  - After the Finance Committee looked at the drafted budget they recommended a 4.8% increase, which equates to a dues increase to \$304 per unit.
  - There was a discussion about increasing the Administrative Expenses and Building Expenses in order to give FirstService the money needed to address maintenance issues that need to be fixed.
  - John motions to amend the budget as presented reallocate \$75,000 from the reserve contribution to Administrative Expenses and Building Expenses at Management's discretion and approve the 2022 Budget.
    - Steve seconds
    - Vote 6 ayes:2 nays, carried
- 2022 Dues:
  - Amy motions to approve the 2022 Dues of the \$304 assessment or the 4.8% increase.
    - John seconded
    - Unanimously Carried

#### **Management's Report:**

- Village Rad Tunnel:
  - This was stricken from the Board Packet.
- Juliet Park:
  - Equipment estimated arrival was mid Oct.
- Slide at Park at Clover Ridge:
  - On order from Little Tykes.
  - It has not been installed just covered over for safety reasons. It will be checked this week to make sure the cover is still secure.
- Mailboxes (Carvers Green):
  - The landscaping was finished now that the old boxes were removed.

#### **Board Resolution(s): N/A**

#### **Committee Updates:**

- Monument Updates:
  - The monument process at Karen House is underway.
  - The easement agreement for Autumnwoods is waiting on a homeowner's signature in order to get the permit from the city for those monuments.
- Eitel Committee:
  - They met with a realtor and got a contract. The contract is being reviewed by legal before it will be presented to the Board.
  - The Board will give their thoughts to Kay for her to get any questions/concerns addressed in order to move forward with the contract.
- Finance Committee:
  - Kay motions to approve the 2020 Tax Returns that are finalized and reviewed by FirstService Residential and Finance Committee.
    - Amy seconded
    - Unanimously Carried

#### **New Business:**

- Nomination Committee:

- Three board positions are up for election for the next annual meeting. Steve, Paul, and Jeremy all intend to run for re-election.
  - Jeremy motions to nominate Kay as the head of the Nomination Committee.
    - Steve seconds
    - Unanimously Carried
- Reserve at Autumn Woods:
  - Steve motions to approved the addition of the Reserve at Autumnwoods into the Jonathan and approve the declaration as presented
    - Kay seconds
    - Unanimously Carried

### **Adjourn**

- Jeremy motioned
- Kevin H seconded
- Motion carried
- 8:19 pm