

BOARD OF DIRECTORS VIRTUAL MEETING, 06-01-21
MINUTES

Call to order at 6:53 pm.

Zoom Attendance: Mike Mills, Board President/Director; Chris Plechaty, Board VP/Treasurer/Director; Paul VanMaldeghem Secretary/Director; Carrie Wooten, Admin., Dan King, Architectural Standards Committee Member & Judy Burnett, Architectural Standards Committee Member

Fence Concerns 1627 E. Tamarron: Discussion about fence approval process & construction quality concerns. Fence was previously approved, ASC challenged the approval. Board members asked for specific violations found in Covenants & Restrictions. ASC used 2014 Architectural Standards as reference, for evidence of violations. Final determination is the binding laws of WGHA Covenants and Restrictions attached to homeowners deed. According to those documents, the Board agrees that the fence is found not in violation.

Awning application 8515 Innsbrook: ASC met with homeowner and is satisfied, recommended to approve application. The board voted: Mike Mills approved, Chris Plechaty approved, Paul VanMaldeghem has no objection, but did not vote. Board requested the ASC to sign the application and then Carrie will sign on behalf of the boards decision. Carrie will check to see if a formal application was submitted. If not, one will be requested. Once provided, Carrie will send approval to homeowners.

Application procedure working with ASC: Architectural Committee members will review home improvement applications and will make a recommendation. The board will vote at the next meeting, taking the ASC recommendations into consideration. Dan asked about continued use of the 2014 Architectural Standards, but the zoom meeting ended. Carrie followed up with Mike Mills after meeting to clarify. Mike Mills said the 2014 Standards were created as a working document for the Architectural Standards committee at that time. They planned to use those guidelines and update the document based on future applications. The document was used to set up enhanced standards. Unfortunately if a home owner wished to challenge a denial, only the binding documents are enforceable and binding.

Neighborhood Updates: Judy has contacted City of Springboro & Clearcreek Township regarding the driveway project. She has received permission from both to proceed. She would like to compare prices with different companies and get group rates. Mike suggested to include that information with the 2022 Annual Meeting notice.

Next Meeting: Springboro DLM mezzanine floor plans to re-open 6/2/21, so regular Board meetings can resume on first Tuesday each month. Carrie will email agenda to the team on Friday, June 25, 2021. Meeting will be planned for Tuesday, July 6th at 7pm, if there are topics to discuss.

Adjournment: Zoom disconnected the meeting at 7:30 pm

Approved: 

Michael Mills, Board President/Director Date 6/2/21

Reviewed: 

Chris Plechaty, Board VP and Treasurer/Director Date 6/4/21

Approved: 

Paul VanMaldeghem, Board Secretary/Director Date 10 Jun 2021