

Minutes CSOPOA Director's Meeting 2/9/2022

President Joe Dunlap called the meeting at his home at 9:00AM. Also present was Vice President John Andrews, Treasurer Gwen Galpin, Recording Secretary Carolyn Niblock, Directors Bob Hansen, Steve Zane and John Hall, and member Di Dunlap.

- 1) Minutes approved from 1/15/22
- 2) Paid \$65 for SUNBIZ
- 3) Currently, 24 of the 26 vacant lots have paid their annual \$175 premium. It costs \$18.50 to cut each lot which equates to 9 to 10 cuts per year. John A. will contact Patrick to discuss the purpose of maintaining the condition of those lots. The two vacant lots on Oakland that were discussed in prior meetings, will be handled soon.
- 4) Park benches (2) - John H is still obtaining information regarding prices, shipping and installation.
- 5) The annual picnic is scheduled for March 26, 2022. Member Ray Atwood proposed a "bigger meal" that he has offered to cook, in addition to the hotdogs and hamburgers. The board will provide all side dishes (Gwen).
- 6) Eddie from Windmill will be coming on 2/10 to bid on the common areas that require mowing.
- 7) 5451 Genesee - The board will be creating a letter from the association to be sent to the head of code enforcement as well as the county commissioner regarding all violations and citations, curb appeal and surrounding property value concerns that this structure causes. The structure has, however, been deemed "safe".
- 8) Steve started a discussion regarding paying an annual fee per key (duplexes have two addresses).
- 9) John H will replace the solar light at the entrance.
- 10) A big THANK YOU to Bob, John and Gary for cleaning the fence along Stringfellow! It looks great!
- 11) Meeting adjourned at 9:38