

THE VILLAGE CONDO ASSOCIATION

Minutes of August 13, 2024

Call to Order: President S. MacDonald called the meeting to order at 6:30pm

Members Present: M. MacDonald, S. MacDonald, R. Malone, L. McCrea, J. Heft-Russell, S. Hevelhurst, and K. Pratt.

Members absent: N/A

Guests: n/a

Approval of Agenda: Motion to approve the agenda by L. McCrea, 2nd by J. Heft-Russell. Agenda approved as presented.

Co-owner Comments: n/a

Minutes from the meeting of July 9, 2024. Stand as presented.

Financial Manager report. R. Malone provided background/details for July 2024 (i.e., accounts, balances, etc.).

Administrative report. n/a

New Owner Report:

- Avery Conely at 6134 Pebble Dr.

Building and Grounds: submitted electronically; received for information. S. MacDonald and S. Hevelhurst provided additional details.

- Treatment of moles continues.
- Sprinkler issue within Zone 9 (two condominiums on Village Lane).
- The week of August 13th the four areas awaiting cement work will hopefully be completed.
- Work done on decks on the north side of Pebble Drive (i.e., nails protruding, rails weakened along with the deck spindles).
- Streetlights are now working.

President's report: S. MacDonald

- A garbage can is consistently left outside; the issue was brought to the attention of the co-owner. Smaller can needed due to limited garage space, a trade may occur.
- In October there will be a vote filling three board vacancies. To date no letters of interest have been received.
- The Annual Meeting will be held at LifeStream Church Studio, October 8, 2024.
- R. Malone will handle the snacks/setup.
- There will be no board meeting in September.
- Newsletter items to include dumpster; election of officers; budget; and 150 feet of sea wall.
- Goats: a possible solution to overgrowth of weeds/shrubs on the southside of the south pond.

Board Member Comments:

- M. MacDonald: delivered welcome packets to the newest co-owners.

- L. McCrea and K. Pratt questioned when dumpster would arrive.

Old Business: none

New Business:

- Lawn Contract – two bids received.
- Snow Contract – three bids received.
- Discussion concerning all bids received.
 - Motion to accept the lawn and snow bundled contract with Zehn's Enterprise LLC made by R. Malone, 2nd by K. Pratt p passed unanimously.
- Motion to approve the 2025 Budget made by R. Malone, 2nd by J. Heft-Russell. Motion approved.

Meeting adjourned by 7:36pm

Next Meeting: October 8, 2024, Annual Meeting Lifestream Church Studio.

Respectfully submitted by Linda McCrea, Secretary