



CENTRAL PARK HOA MEETING MINUTES
JULY 14, 2022

A. Call to Order

Nancy Todhunter called the meeting to order at 7:00 P.M.
Board members in attendance included Nancy Todhunter, Edgar Salazar, Tiffinie Irving, Jarrod Kieffer.
HOA residents in attendance: John Hooper and Lorie Angelo.

B. Approval of Agenda

The Board approved the agenda.

C. Approval of Meeting Minutes

The Board reviewed and unanimously approved Board Minutes from the June 9th, 2022 meeting.

D. Open floor

No comments were made.

E. Financial Review

The HOA bank account balance as of July 14, 2022 was \$30,571.66. All dues for the year are paid with the exception of three homeowners, all of whom were notified by letter on July 5, 2022 that such payments were outstanding and interest is accruing.

F. Old Business

a) KZ Technologies

Ms. Todhunter informed the Board of two pricing schemes (hourly and monthly) for KZ Technologies to maintain the website. The Board unanimously approved the monthly fee.

b) Compliance Notifications

The board discussed a form letter for compliance notification and whether such letters should be sent by mail or email. No formal action was taken.

c) Welcome Bags

The Board discussed the cost and content of welcome bags. No formal action was taken,

d) Mailbox Posts

Ms. Todhunter informed the Board that the HOA is out of Mailbox posts in the style required by current ADC guidelines. The Board members discussed options, issues, and pricing. The board members committed to studying the issue and returning in September to propose formal solutions.

G. New Business

a) Yard of the Month

The Board recognized the Yard of the Month for July: Willy and Janice Collins.

b) ADC Update

Two new homes were started this month, and a garage expansion is occurring, along with some miscellaneous improvements to several homes. Lori resigned from the ADC, and Edgar Salazar committed to working on new committee formation.

c) Countryside Update

Ms. Todhunter informed the Board of a necessary \$140 repair for a solenoid that she approved since the last meeting. Ms. Todhunter also informed the Board that bagworms had appeared on the Cypress trees along Woodlawn, noting that they would need to be treated. The Board approved the \$80 expense to spray the trees for bagworms.

H. No August Meeting

Ms. Todhunter reminded the Board that there would be no August meeting.

J. Meeting Adjourned

The meeting was adjourned by Nancy Todhunter at approximately 8:00 P.M.

Respectfully Submitted,

Jarrold Kieffer, Secretary
On behalf of the Central Park HOA Board

Nancy Todhunter, President
Tiffinie Irving, Treasurer
Edgar Salazar, Member-at-large
Eryn Hughes, Member-at-large