

Indigo on the Ashley (IOA) HOA Meeting September 16, 2020

Location: Westcott Park Meeting Hall

Presiding Board of Directors (BOD)

Steve Kiser, President
Steve Baker, Vice President
Luke Riker, Treasurer
Dave Jones, Member At Large
Vacant, Member At large

IOA Architectural Control Committee:

Dave Jones, Greg Gorsuch, David McRae, Rich Barnett

Dave Jones checked participants in on Zoom.

Several logistical changes were made to microphones, position of laptop, volume, etc. to improve the experience for Zoom participants.

While Steve Kiser took the microphone to those who were speaking so that Zoom participants could hear the in-person comments there were still complaints from Zoom participants that they were having trouble hearing all of the discussion. .

1) Call to Order

Meeting was called to order just after 7pm by Steve Kiser.

Attendees: See meeting sign in.

All members introduced themselves

2) Review and Approval of February 2020 IOA HOA Meeting Minutes

The minutes were reviewed and three amendments were made:

- #3a be corrected by changing 2010 to 2020
- #3a IV to clarify the budget year
- #3d I “agreed upon” was removed from the section.

Motion was made and seconded to accept the minutes with the 3 amendments noted above. **Motion approved.**

3) Indigo Fields President, Tim Cook was in attendance

Motion made and seconded to remove Mr. Cook from the meeting. **Motion approved** and Mr. Cook left the meeting.

4) Board of Directors Activities

A) Dues Status/Financial Outlook

No formal presentation was made.

B) Summary of Front Entrance Agreement

Historical Information Discussed:

Throughout the history of the development there has been some sort of agreement regarding some form of contribution that most neighbors felt compelled to make. Discrepancies arose and a previous Board of Directors decided to stop paying IOA’s share of the upkeep. Previous presidents had attempted to work with the other HOAs to create an entity made up of equal representation from all HOAs to determine the upkeep of the front entrance. Due to these discrepancies the front entrance was not cut for several months into the

summer. During that time the Board received many calls from homeowners complaining about how bad the front entrance looked. Steve Kiser also received calls from realtors who stated they could not sell houses with our front entrance looking like it did.

Steve Kiser and Luke Riker worked with the other HOAs to create an LLC, Indigo Subdivision Committee (ISC) with its own bylaws. The Board negotiated a one-time payment of \$8,000 to cover the amount (\$10,460) that IOA would have contribute toward the front entrance had it not stopped paying.

Discussion:

- Some homeowners shared that they did not like that the Board agreed to pay \$8,000 without getting approval from the homeowners. They stated that there was no transparency.
- Other homeowners shared that the Board acted within their abilities per the Bylaws and this was an old issue that has been discussed every meeting for the past few years. The Board was commended for resolving this issue that has lasted 2 -3 sets of board members.
- Section 5, page 17 BOD action taken without a meeting: *Directors shall have the right to take any action in the absence of a meeting which they can take at a meeting by obtaining the written approval of all the directors. Any actions so approved to have the same effect as though taken at a meeting of the director*
- The Board members stated that they had the authorization to make this decision because this was an existing expense for services that were approved by the homeowners for years.
- Some homeowners stated the Bylaws are vague. Steve Baker brought up the fact that the Bylaws expire in 2022. At a 2018 HOA meeting Will C, Evelyn T and Steve B agreed to revise the Bylaws, but that has not happened.
- A couple of homeowners brought up the fact that the other HOAs would not contribute to the upkeep of the pond. Board Members explained that they are working with the other HOAs to understand their responsibility to the pond since their streets dump into the pond. They also stated there was precedent set in other Neighborhoods that could be used when the time comes to dredge the pond. The Board shared that the pond is not in need of dredging at this time.
- Much discussion of past ill will with the Indigo Fields Board of Directors.
- Much discussion and questions regarding the ISC bylaws and budget. Luke Riker responded to all questions. The ISC bylaws are registered. One homeowner requested a copy of the registered bylaws. Steve Baker stated he would try and obtain a copy of the registered bylaws.
- **Motion** made and seconded that the actions the Board of Directors took to resolve the front entrance issues including paying \$8,000 and working to improve relations with the other HOAs stands. **Motion approved.**

C) Status of Common Area Shared Expenses

See above for discussion.

4) New Business/Open Forum

Steve Kiser informed the homeowners that the Board was in need of a secretary and asked if anyone would be interested in serving. No one volunteered.

5) Call to Adjourn: Meeting adjourned approximately 8:15 PM

Respectfully submitted:
Evelyn Turner, Interim Secretary
Indigo on the Ashley HOA