

**Serenade Homeowners Association, Inc.**  
**Minutes: Board of Directors Meeting**  
**Via Webex**  
**April 15, 2020 6:00 PM**

**Board Members Present:** Bob Elliott, Robert Lockhart, Don Villnow  
**Property Managers:** James Haslam, Lena Davis

**Call to Order**

- Meeting was called to order at 6:18 PM. Board of Directors quorum established.

**Motion:** Approve prior meeting minutes  
**Vote:** Motion Approved (3-0)

**Property Management Report**

1. Reviewed operating procedures for legal and financial thresholds, maintenance and repair work and the bid process.
2. Common Areas and Amenities
  - a. Meeting scheduled with landscaping vendor to evaluate property
  - b. Obtain Estimate for monument painting
  - c. Contact mulch vendor to schedule installation

**Motion:** Approve Property Manager's Report  
**Vote:** Motion Approved (3-0)

**Financial Report**

1. Comparative Balance Sheet Reviewed
2. Income Statement Reviewed
3. Reserve Reviewed

**Motion:** Approve Financial Report  
**Vote:** Motion Approved (3-0)

**Old Business**

1. Security Cameras
  - a. Reviewed quotes for camera installation. Bates Electrical bid accepted
  - b. Bob will program cameras prior to installation
2. Pool Opening
  - a. Tentative opening date 5/22/20
  - ii. Discussed Social distancing, reservations, gate monitors, and enforcement mechanisms. Awaiting additional input from Governor, DPH, Insurance Provider and Attorney
  - b. Pool Mushroom Painting scheduled- Green
  - c. Quote required to address pool gate concerns
3. Mailbox Project
  - d. Revisited mailbox estimates through Addresses of Distinction. No payment plan provision.
  - e. Discussed need for a special assessment and communication to community for rollout
5. Newsletter
  - a. Front Porch virtual demo to be scheduled

**Motion:** Approve Security camera installation quote from Bates Electrical.  
**Vote:** Motion Approved (3-0)

**New Business**

1. Senior Banner to be installed- coordinate name collection
2. Discussed addition of gift card to new owner welcome letter
3. Pool Pavilion lighting upgrade quote presented
4. Confirm May 20, 2020 Board meeting at 6:00 PM via Webex

**Motion:** Approve \$25 gift card to be included with each welcome letter

**Vote:** Motion Approved

Meeting adjourned by the President at 7:21 PM