

**Fairways HOA  
Board of Directors Meeting  
April 23, 2018**

A regular meeting of the Fairways Home Owners' Association was held in the HOA Conference Room on April 23, 2018 at 2:00 p.m. President Jim Ingersoll presided. In attendance were Dave McDonald, Jim Ingersoll, Tom Braunscheidel, and Nancy Gruezke. A quorum was established. Minutes from the three meetings on January 22, 2018 were approved unanimously, after correcting to show the correct meeting date in September, after a motion by Dave McDonald, seconded by Tom Braunscheidel.

Jim gave a brief president's report. Jim thanked Nancy Orr for her service on the grounds committee. All seems to be going well with Pinnacle Landscaping and our roofs and soffits.

Dave led everyone in the Pledge of Allegiance.

Tom Braunscheidel gave a treasurer's report. We are better than budget, partially due to moving soffit cleaning to every other year. He will move \$3750 over to maintenance to show this in the next budget. We have two delinquencies but both seem to be corrected for now. The four-year \$9000 CD was renewed at SunTrust at an interest rate of 2.35%. The CD was increased by \$41,000 making it a \$50,000 CD. Our FineMark account has also received a higher interest rate.

There are no building or grounds issues.

Under new business, Tom presented the draft 2018/19 budget. It keeps the quarterly assessment the same. It currently allows for a 3% increase in landscaping costs when we look at renewing our contract with Pinnacle on March 1, 2019. Soffit cleaning has been moved from maintenance to reserves. Escalation is assumed to be 2%. The reserve plan shows our next painting in 2024, or seven years from the last painting. Since we have a ten-year warranty on the paint, that may be changed. After some discussion, it was agreed to show the next painting in eight years. The eight-year time period in the reserve plan will reflect roof cleaning twice and soffit cleaning four times. We do not know how the ten-year paint warranty is worded. Motion 2018-03 was made by Tom Braunscheidel, seconded by Dave McDonald, to approve the 2018-19 budget. It was approved unanimously.

Several residents spoke about the enlargement of flower beds by Roberts Landscaping. Rick Scharf should be contacted to help resolve these issues with the HOA.

The meeting was adjourned at 2:46 p.m. after a Dave McDonald/Tom Braunscheidel motion.

Respectfully submitted,

Nancy Gruezke, secretary