**Chips Crossing Homeowners’ Association**

**Board of Directors Meeting Minutes**

6:30 P.M., Thursday, October 20, 2022

8649 Denmark St.

**Board Members Present Non-Board Members Present**

Janet Penn (Vice President)

Betty Haas-West (Secretary)

Caroline Jones (Treasurer)

Bill Clements

Karen Francis

Lisa Phillips

**Board Members Absent:**

James Gronewald (President)

Jim Courtney

Matt Ehler

**Call to Order**

Certification of quorum and meeting called to order by CCHOA vice-president Janet Penn at 6:32 PM.

**Approval of Board meeting minutes:**

Motion made by Janet Penn and seconded by Lisa Phillips to approve the meeting minutes of September 15, 2022. Motion carried and approved.

**Treasurer’s Report – Caroline Jones**

Financial report for September 2022 was discussed.

Motion made by Betty Haas-West and seconded by Karen Francis to approve the financial report for September 2022.  Motion carried and approved.

**COMMITTEE REPORTS:**

**Maintenance & Repairs** –James Gronewald

Dan is underway with porch step replacements on several units. We’ve had typical siding and roof requests. The discussion regarding the gas vent replacement request from 8410 was tabled until our November meeting.

**Architecture** – Holly Romig/James Gronewald

We have received requests to place a retractable awning on the back deck at 8516 and build a back fence at 8413. Motion by Janet Penn and seconded by Karen Francis to approve the requests with stipulations on the fence that it must be within our guidelines. Motion carried and approved.

**Website** – Betty Haas-West/Janet Penn

No Report

**Long Range Planning** – James Gronewald

No report

**Grounds** – Matt Ehler

Matt sent a text message stating that his recommendation is that we keep Daniel Mayhle as our lawn care provider for 2023. Motion made by Betty Haas-West and seconded by Janet Penn to keep Daniel Mayhle as lawn care provider for 2023. Motion carried and approved.

**Welcome** – Janet Penn

8449 Norway is for sale. 8423 Norway will be closing within 30 days. 8440 is still for sale. 8638 is doing repair work on the foundation and then will be back on the market.

**Nomination Committee** – Karen Francis

No report

**Pool** – Lisa Phillips

Water to the pool has been turned off and the bathroom has been winterized. Lisa has received a quote for 2023 pool maintenance from Phillips Pool: regular weekly maintenance will be $75 a week and opening and closing the pool will be $300 each. Motion by Lisa Phillips and seconded by Caroline Jones to accept the bid for 2023 from Phillips Pool. Motion carried and approved.

**Budget** –Janet Penn

We received the revised budget too late to review before the board meeting so we did not discuss.

**Volunteer** -

No report

**BUSINESS TRANSACTED BY EMAIL:**

None

**OLD BUSINESS:**

Speed Bumps – no discussion

Bids for next year:

The board discussed that we have a contract with Dan Mayhle to do the needed maintenance in our community. We discussed that we need to have an ongoing spreadsheet that lists maintenance requests, shows the priority level, and when it will be done. Janet is willing to maintain the spreadsheet and stay in contact with Dan. James will need to send new requests to Janet so they can be added to then spreadsheet.

Street Signs – on hold until Joy is available.

**NEW BUSINESS:**

The board needs to investigate purchasing and posting signage in common grounds between Denmark St. and Schaad Road extension project regarding the dangers of playing in that area. There is also a large hole in the common grounds between the units on Denmark where the culvert comes under the road. Janet will ask Dan to look at the hole and see if he has any suggestions about what needs to be done to deal with the hazard of this area.

**HOMEOWNER QUESTIONS:**

None

**NEXT MEETING:** Thursday, November 17, 2022 6:30 p.m. on Teams.

**Adjournment:**   7:08

Minutes respectfully submitted by Betty Haas-West