

Board of Directors Meeting

December 11, 2020

Board Members present: Mike Piacentino, Steven Arrowood, Bruce Little, Kevin Powers, Donna Michelsen, Charlotte Elliott, George Krul, William Varney.

Board Member not present: Jeff Simek

Also present: Julie Gonzalez

A quorum of the Board of Directors was established.

The Board of Directors meeting was called to order at 9:05 by Mike Piacentino

Approval of the Minutes of the meeting of November 13, 2020

Motion to approve the minutes of the 11/13/20 meeting was made by Bruce Little and seconded by George Krul. All in favor.

Financial Review from Treasurer

Treasurer will submit a 2020 Year End Executive Summary in January of 2021.

Manager's Report –

Discussion –

Lot 47 erosion inspected by Watermark Engineering, committee waiting for report.

Recommended gate access procedures tabled until additional recommendations can be made from Gate Committee.

Condition of home at 453 GVP Drive. No covenant violation.

T Burelle concrete in culvert being monitored by road committee.

Reviewed complaint by Dean Taylor of neighbor's lights – No covenant violation.

Rules and Regulations, Code of Conduct, and Covenant Guidelines:

Voluntary Code of Conduct has been amended and is now being called: "Grandview Peaks Reminders for Renters, New Residents and Guests".

Motion to accept the new guidelines as written made by Bruce Little and seconded by George Krul. All in favor.

Review of Accounts as pertains to FDIC \$250,000.00 maximum coverage:

Tabled until Treasurer can review the financials and recommend an amount to be transferred to another account or to a CD.

Bear Resistant Trash Receptacle:

Liason will suggest to Chairperson of the Lake Committee to hold a virtual meeting to resolve the issue the placement of the trash bin.

Past Due Accounts:

Lot 32 & 33: To continue with foreclosure tabled until 2021.

Lot 73: To continue with foreclosure tabled until 2021.

Lot 85 & 86: To continue with foreclosure tabled until 2021.

Violations and Fines:

Lot 368: Recommended to stop fines as of November 30, 2020.

Lot 530: **Motion** to waive the fines associated with Lot 530 by Kevin Powers and seconded by George Krul. All in Favor.

Gazebo Staining:

Tabled until Spring of 2021.

The Board entered into Executive Session at 9:45am to discuss ongoing legal matter with GVP Landscaping.

The Board exited Executive Session at 11:47am.

Committee Updates tabled until next meeting.

Pavilion electricity was taken off the table

Architectural Review Committee request:

Motion to approve the variance on Lot 269 to change the setback from 20' to 15' made by Kevin Powers and seconded by Mike Piacentino. All in Favor.

Payment for use of Dysartsville Fire Department approved unanimously at \$50 per use.

Meeting Adjourned at 11:58am.

Motion to adjourn by Mike Piacentino and seconded by Bill Varney. All in Favor.