

Granite Falls Board of Directors Meeting 8.11.22

Monument Presbyterian Church 5:30 pm

1. 5:35 Barry Siel call to order- quorum achieved.
2. Add to the last meeting minutes cap. DRC and get the copy of the beautification report.
 - a. MSC to approve 6/15/22 minutes
3. Discuss the dead trees and that the plan will be to replace them in September.
4. Financial Report:
 - a. July 29 balance is \$19,496.86. Includes \$3,000 in Reserve. All months have been reconciled with the bank statements.
 - b. 3 lots remain unpaid. They have been assessed finance fees for July and will be assessed for August soon. Remaining lots will continue to be invoiced for finance fees.
 - c. Common area actuals continue below budget, however, anticipate actuals to increase.
 - d. Above budget: Utilities - \$348, Office Supplies - \$318; Postage/delivery - \$254
 - e. Next month Sam will compile an estimate to complete.
 - f. Landscaping budget remains largely unused.
 - g. MSC approved report.
5. Design Review Committee:
 - a. Discussion about one lot in particular that may require additional engineering for drainage.
6. The clean up and gathering report is on the homepage of the website now.
7. Irrigation Committee:
 - a. Meeting the past three Wednesdays and have completed multiple repairs.
 - b. Focus of the north and south swales as well as the pond.
 - c. Work on the watering program has been resolved.
 - d. Rob Asbury and Brian Langfitt have removed most of the damaged fence.
 - e. The pond mowing has been better and three members of the HOA have repaired all of the sprinklers, we discuss marking the sprinkler heads.
 - f. The final outlet of water from our drainage is fairly overgrown and come fall will need to be cleaned out.
 - g. Someone will need to be a part of the winterization of the system.
8. Sam will continue to look into the Management Company.
9. During the fall we will look into the potential for a new landscape maintenance company, with potentially continuing a relationship with WD Yards.
10. Governing Documents Work Group:
 - a. The group started as a group of five, now it is a group of four. There is a current report of recommendations. It is discussed that this proposal be reviewed another month before truly being discussed as a BOD.
 - b. Discussion about the potential plan and voting to change these documents and ideas on how we could go about this. Discussion is tabled until a future date.

11. Homeowner Questions:

- a. Amy asks about the master landscape plan and if this can be posted on the website, this plan is a full sized set as a physical copy, we are trying to obtain the digital copy of this. Once we have it, it will become available on the website.
- b. Discussion about the tree height and if it is on the master landscape plan. Which it is not.

12. Other Business:

- a. Brain is trying to figure out if we can remove the streetlights and replace them with solar stop signs. He is working through this with the city.

13. MSC meeting adjourns at 7:00pm.