

**The Courtyards at The Links HOA Executive Board**  
Meeting Minutes

*February 13, 2019*

*Present:* Bud Vance, Karen Landry, and Russ Arrighi

*Next meeting:* 21 March 2019 @ 11 am

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***Discussion***

The meeting was convened at 11:00 am at the Community Center library. Purpose of the meeting was to discuss the finances, garbage pickup/recycle and general topics.

***Actions***

- A. We started the meeting discussing the finances. All look good, more delinquent payments – due to start of New Year.
- B. We decided to conduct the interviews for the bookkeeping services on Wednesday and Thursday, 20 and 21 February. Emails were sent 16 February.
- C. Linda Chambers, CFO of Adams County Art Council, completed the review of the CY QBs. There were no indications of Fraud, waste and abuse. Two procedural recommendations – reconcile bank statements in QB and review how billing is established.
- D. An agreement on the Proposed Aqua Rate Increase has been received and approved. Dave Larson sent out the official notice to all homeowners.
- E. The issues with Waste Management pertaining to our contract with them is on-going. A letter will be prepared next week to Waste Management requesting information on voiding our current contract with them. Potential replacement company has been vetted and hopefully we will be able to drop Waste Management and their unsavory actions.
- F. Karen is leading a small committee to look into the high prices Suburban propane is charging our homeowners.
- G. Meeting was conducted with Brightview reference the 2019 Contract. Prices of services will remain in effect, same as last year, except for additional services we requested including grub control and additional plants installed last year. There are numerous repairs caused by Brightview operations that will be rectified during the early Spring, 2019. Brightview has been provided a consolidated list of repairs for correction. They have a new leadership team this year, with Tom Stevenson will be the weekly on-site Production Manager.

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*Master Association Update:*

- A. Pool People was awarded the contract to resurface the pool.
- B. RLK Security has completed the installation of security cameras to monitor the pool and community center areas.

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The meeting was adjourned at 12:30 PM.

Respectfully submitted,

Bud, Karen, Russ