

GATEWAY PARK

-MASTER ASSOCIATION-

Minutes of the Meeting of the Board of Directors

Via Google Meet

Monday, October 30, 2023

5:00 p.m.

Attendance

Directors in Attendance:

April Neuhaus, President

Bart Thompson, Vice President/Secretary

Daren Roberson, Treasurer *via proxy

Jeanette Savoy, Gateway Park Paired Homes

Directors not in Attendance:

N/A

Also in Attendance:

Krysta Heath, Heath Owners Association Services, LLC

No Homeowner present, attendance taken

Call to Order

The Meeting of the Board was called to order by Ms. Heath at 5:02 p.m. noting that a quorum of the Board was present.

Review Agenda

The agenda was reviewed as presented. Ms. Heath made an addition to the agenda under HOA Business - Ramey Environmental – Pond Aeration System.

Financial Report

Ms. Heath presented the financial statements through August 31, 2023.

Following review and discussion, Director Savoy made a motion to approve the Reserve Study as presented. Director Thompson seconded, and the motion was unanimously approved.

Following review and discussion, Director Thompson made a motion to approve the 2024 budget. Director Neuhaus seconded, and the motion was unanimously approved.

HOA Business

The Board ratified the email votes to:

- Deny adding the SMS texting feature to the website.
- Approve the meeting minutes from July 26, 2023.
- Deny the proposal from Wisdom Tree Care to remove the tree stumps.
- Approve the proposal from Biomechanics to remove the tree stumps.
- Approve Ramey Environmental completing the standard pumphouse maintenance for 2024.
- Approve the landscaping and irrigation maintenance contract with Mill Brothers for 2024.
- Approve the administrative, accounting, and management contract with HOAS, LLC for 2024.
- Approve the tree maintenance contract with Lawn Doctor for 2024.

- Table to 2024 budget for the next meeting.
- Table the Reserve Study for the next meeting.

Following review and discussion, Director Savoy made a motion to approve increasing the frequency of service for the dog waste stations. Director Neuhaus seconded, and the motion was unanimously approved.

Ms. Heath advised that winterization of the master non-potable system has been completed. Mill Brothers has coordinated with Frances to complete the sub-associations on November 4, 2023.

Other Business

There was no additional business presented.

Homeowners
Concerns/Comments

There were no concerns, comments, and/or questions presented to the Board of Directors.

Next Meeting

The next meeting, Annual Meeting, is scheduled for Tuesday, November 28, 2023, at 5:00 p.m. via Google Meet.

Adjournment

There being no other business to come before the Board, Director Savoy made a motion to adjourn the meeting at 5:17 p.m. Director Thompson seconded, and the meeting was adjourned.

These Minutes are approved as the official Minutes of the Meeting of the Board of Directors of the Gateway Park Master Association, held on October 30, 2023.


Bart Thompson, VP/Secretary

4-4-24