

## **CCHA Board Meeting Thursday 11-6-14**

### **Attendance:**

Peg Horner, President; Phil Watkins, Director, Communications/Newsletter Editor; Catherine Forbes, Director, Treasurer/Block Captain Coordinator; Rachel Denton, Director, Secretary

### **August Meeting Minutes:**

The Board approved as presented, with one minor typographical error which was noted and revised.

### **Budget Report**

The Board reviewed the 2014 actuals as of October 31, 2014, with the following items of note:

- Negative income amount of -\$43.64 for the month of August is attributed to adjustment by HAKC, likely related to late fees that were voided.
- Snow plow contract is undergoing final review by the Board and will be forwarded along to the Contractor shortly.
- In terms of expenses, the Fall Rendezvous/Annual Meeting went slightly over budget, but other line items are expected to come in slightly under budget, such as postage.
- Overall, projected to be right on target for 2014 actual v. budget.
- Working on 2015 budget to be distributed for Board review.

### **Old Business**

#### **Delinquent Dues:**

- Board reviewed the delinquent dues list – a total of five households currently delinquent, including one with a lien.
- Recommendation that one additional household (426 W. 59<sup>th</sup>) should consider having a lien placed in March 2015.
- No additional letters to be sent on remaining delinquent households at this time.

#### **Late Fee Policy:**

- No new news to report; 2015 policy approved by the Board is to institute a late fee of \$25 for dues delinquent 30 days or more. Policy to be published on 2015 bills.

#### **Fall Rendezvous:**

- Fall Rendezvous occurred on Saturday, September 13, 2014 from 11:30 to 2:30.
- Attendance very high, brief discussion about potential new ideas for 2015.
- Thank you note to be sent to Katrina Vaught for assisting with the Board ballots.

### **New Business**

#### **HOA Communications:**

- Discussion of next door application as a possibility for neighborhood communication, as a means of moving away from e-blast and newsletter given time associated with distribution and maintenance.

- Annual letter distributed for Board review and feedback; to be included in welcome packet for new neighbors as well.

**Board Recruitment:**

- Currently searching for additional neighbors with available time and that would be willing to sit on the Board.

**Next Board Meeting**

The next CCHA Board meeting will be held 2-5-15 @ 7pm, Ryan Duffy's home.