

Wakefield HOA Minutes  
July 19, 2022

In attendance: Kim Duffie-President, Steve Pappas-VP, Mike Quinn, Karen Ross-Treasurer, Alicia Reece-Property Manager, 1 homeowner

Absent: Paul Liguori, Rob Souchon Dan Duffer

1. Call to order 6:39 pm
2. Homeowner asked about the progress of his ACR request. Steve said it should be done. Alicia looked in portal. Kim texted Dan, he said he approved it as well.
3. Approve May and June minutes via email
4. Financial Report-
  - a. Balances are for May 2022. June financials were not sent in time.
  - b. Checking Balance - \$90,522.53
  - c. Reserves balance - \$81,802.94
  - d. May Bartersville Water bill was double usual. Karen will check June and July financials to see if it was accidentally paid twice.
  - e. Alicia found 3 Duke bills with 3 different account numbers. She will check with accounting dept and Duke to see if each account # is for each group of streets, etc?
  - f. Vote to approve- Steve motioned, Mike 2<sup>nd</sup>, all approve
5. Old Business-
  - a. Mailbox
    - i. Paul and Alicia present chart of price quotes from Mailbox Solutions, Estes, and Mailbox Pro, vs Otto's.
    - ii. Vote to cancel exclusive provider contract with Otto's so that homeowners may choose the company that works best for them. Kim motion, Karen 2<sup>nd</sup>, all approve.
  - b. ACC automated emails still aren't working correctly. Alicia to show Lee the glitch of having to manually "push" the request through to see how they can fix it. Lee may need to contact CINC's help desk.
  - c. I Bond- Kim will email May minutes once approved so that accounting can make the purchase. Resolution letter signed and given to Alicia at May meeting.
6. New Business-
  - a. Irrigation-
    - i. Homeowner #1 emailed Alicia to let her know that reset of timers that we requested still hasn't happened and sprinklers are still going off at wrong time.
    - ii. Alicia said he confirmed on June 23 that he'd be here in next 2 weeks.
    - iii. He emailed back on July 19, said he had fixed it and that a power outage had reset all of the timers to the wrong setting.
    - iv. Alicia notified him this morning that another sprinkler head is broken.

- b. Playground quotes- We have all 3 quotes. Mike will email AAA State of Play for clarification on their quote and add all info to the Google Survey rough draft.
  - c. Ponds- Leistner emailed on June 24 that they will be coming out for their normal water treatment in the next 2 weeks. Alicia will have them do the depth study at the same time so that we can compare with the
7. End of open session