

Forest Knoll

Annual Homeowner Association Board Meeting Minutes

November 16, 2020, 6:00 p.m. via Zoom

Board Members Present: Ken Dick, Ellie Behrens, Jennifer Gifford, and Kirsten Haefner

Management Present: Adam Wiesner

1. Meeting was called to order.
2. A Quorum was established.
3. Financial report for this fiscal year, through September 2020, was discussed by Adam
 - a) Homeowners wanting a copy of financials can contact Adam
 - b) Discussed increased water usage issues involving specific buildings. Reminded homeowners to check for leaky sinks and running toilets.
4. Projects completed in 2020:
 - a) Extensive repairs to roofs, gutters, and the irrigation system occurred this year.
 - b) Landscaping Projects:
 - i.) Tree replacements due to Ash Borer, 9 trees removed this year and 6 replaced.
 - ii.) New Building Landscaping Phased Plan discussed. Building off of Emory and Cherrybark was completed this year. Mock-ups of the plan were shown to the homeowners present. Discussed the decision to proceed with these plans as the new plants have been chosen by sun exposure, will be lower maintenance than current plantings, and should last us 20-25 years.
5. Projected projects for 2021:
 - a) Landscape refresh an additional 1-2 buildings as budget allows
 - b) Continue to remove and replace infected ash borer trees
 - c) Repaint front doors and trim
 - d) Per the reserve study we will be seal coating the streets
6. Election:
 - a) Discussed role of the Board to new homeowners and the duties of the members
 - b.) One open board seat, and Ken up for re-election
 - c.) Carol Fitzgerald expressed interest in joining the board

7) Concerns of Homeowners:

a.) It was requested to look into building a small dog park for homeowners to use.

b.) Homeowners expressed wanting to have the option to join monthly zoom meetings to discuss concerns. This item has been discussed amongst the board now that all meetings have been moved to zoom. The board will put a plan in place to make time available for homeowners to come forward and discuss concerns with the board at the beginning of each meeting.