



Board Meeting Minutes (February 11, 2021)

Call to Order

Deer Creek Board meeting was held via Zoom on February 11, 2021 at 5:45 PM. Meeting called to order by President Van Free.

Attendees included: Van Free, Thomas Marangoly, Darrell Pearson, Shirley Brown, Hasan Mahmud and Jim Sadie.

Members not in attendance: Henry Davis

Approval of Minutes

January 18th board meeting minutes

Unanimously approved.

Discussion Items:

1. President suggests Executive Director take minutes until Board Secretary elected; in her absence, another member will take the minutes. Board unanimously agrees. Executive Director will send meeting minutes to Deer Creek Board for review and approval.
2. Pearson calls for an introduction of guests at the meeting. President comments as this is the first time to have pod reps at the meeting after advertising to homeowners, and Director introduces pod reps Harry Truslow – Berrington, Mike Nisbet – Autumnbrooke, and Jeremy Alphords.
3. December Financial Statement presented by Executive Director with note that a meeting should be scheduled with CRI representative for extensive review of finances and budget since meeting was not done because of Covid-19 in 2020. Office will schedule meeting with Chad Singletary from CRI before/for the next monthly board meeting.
4. Hasan gave Board members an update on insurance liability with Farmers. Board members are covered up to \$1 million dollars, as long as they do not work in the office. For office workers to be covered, need workmen's comp insurance.

Reports

Executive Director presented the weekly status report which highlighting office management issues and concerns, as well as an update on the pool expansion project and the Stoneridge fence repairs. Director also highlighted completion of project to digitalize 1600+ site plans. See attached Weekly Updates.

Unfinished Business

1. Update to pool proposal forthcoming. All numbers will be included so that dealing directly with only one contractor.
2. Pearson expressed concern over FMLA inclusion in Deer Creek employee handbook. Brown explained that the HOA does not fall under FMLA because we have less than 12 employees.

Motions

1. Approval of the Deer Creek Employee handbook. Moved by Marangoly. Second by Brown with caveat that it is checked for grammatical and formatting errors.. Unanimously approved.

New Business

1. President brings up issue of assigning car decals to homeowners to allow us to recognize homeowners/tenants on HOA parking lots and on the street parking. Would help with fining and security concerns as well. Sadie mentions others have done as well in dash/windshield, even possibly for gate opening. Brown suggests ID cards instead because of homeowner pushback. Executive Director expresses concern over ID cards because much like amenity cards and already having trouble identifying people on property and using amenities. Decision slated for next meeting with consideration to put up signs saying “parking for residents only” and issues decals for cars linked to Deer Creek addresses. Marangoly mentioned that decals would also allow security to identify residents from non-residents.
2. Glen Rose/ Dunlake safety issue. Steep slope and drop off near damn. City is responsible. Office will be contacting councilman and Office of Public Services. If no response, Executive Director will reach out to Mayor’s Office.

Announcements

1. Pod rep meeting is scheduled for Thursday, February 18, 2021. Meeting notice and link as well as call for questions will be sent out Monday, February 15th and reminder will be sent out February 17th.

Adjournment

Meeting adjourned at 7:43 PM

3/11/21
Date of approval