

Balintore Homeowners Association, Inc.

HOA Special Meeting Minutes

August 5, 2021

Approved

The Meeting was called to order at 6:16PM by Patrick Kochenour, Proactive Manager; with the following board members in attendance, representing a quorum: John Arata, Vice President; Lisa Lin, Treasurer; Michele O'Hara, Secretary and Rob Reardon, Director.

The purpose of the meeting was to approve repairs to the Balintore Front Monument along with new landscaping and painting. Notice was mailed to all Balintore residents.

Approval of Minutes

Motion was made by M. O'Hara to make a revision of the minutes from the July 20<sup>th</sup> Board of Directors Meeting. Minutes should read: "Scope of the project was discussed with comparison of the 2 bids presented, which were the short list of viable bids from the 7 contractors approached for the project." J. Arata approved the revision and 2<sup>nd</sup> by L. Lin.

Vote to Approve Front Entrance Capital Improvements

Motion was passed to approve bid by JP Peck Landscaping with 18 affirmative proxy votes and 14 affirmative votes by members in attendance. No negative votes were received by proxy or in person at the meeting. Jennifer Arata will notify the contractor and work will hopefully begin in approximately 2 weeks. Stone samples will be approved for the front wall and residents will also volunteer their time to complete painting and minor improvements to the notice boards.

Owner Comments:

Kathy Kunsman submitted her resignation from The Architectural Committee. She has served on the committee for many years and felt it was time to let other residents continue with the position. Her resignation was reluctantly accepted by all in attendance.

Adjournment:

J. Arata made a motion to adjourn at 6:27PM; seconded by L. Lin

Approved By:

Michele O'Hara/John Arata

8/5/21

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Board Member

Date

