

HOP February 12, 2025 Board Meeting Minutes

Call to Order Time:	6:36 PM
Confirmation of Meeting Notification:	Yes
Establish a Quorum:	Yes
Approve Prior Meeting Minutes	No

Agenda Items:

A trial Zoom setup was initiated, by Tim Hendrix, for this meeting.

The financial report indicated: general balance of \$335,842, revenue of \$66,119.28, expenses totaling \$53,425.71 for a net income of \$12,693.57 for December.

HOP will initiate a trial Text Mobile Alert System, for emergency communications, effective March 1st for \$39/month. Ellie Whiteman and Tina Bender are setting up this system. Floor monitors will continue to communicate non-emergency communications. Dave made a motion to approve, was seconded by Marc and was unanimously approved.

The Board is looking at an environmentally friendly solution for the sprinkler system to prevent car staining, which involves installing a pump and a monthly rust inhibitor application. Also, the sprinkler heads will be adjusted to prevent spraying windows.

Letters, from our attorney, will be sent to residents (previously requested to remove tiles) who have not complied.

New process for laundry funds: quarters will continue to be counted manually by residents and placed in the office for Mike to watch recount, by coin machine, to confirm amount. A check, payable to HOP, will be issued to be deposited into the Laundry account.

Quotes are being obtained to address the issue of window and door repairs. Three windows need to be replaced due to damage from condensation.

Dave made a motion to approve Ginkgo removing dead trees (\$770) and trimming the palm trees (\$1095), was seconded by Carey and unanimously approved. Plans for replacing smaller uprooted trees and adding dirt to the west hill will be done as well.

Dave made a motion to approve a lightning protection service contract with All-South for maintenance/inspection at \$795 yearly, was seconded by Carey and unanimously approved.

Cont'd.

Dave made a motion to approve the cooling tower repair to the RJ2 hurricane damage control system for \$4,225, was seconded by Carey and unanimously approved.

Dave made a motion to approve the purchase of an office laptop computer (\$192.55) and a laser printer (\$299.99), was seconded by Marc and unanimously approved.

Board will look into replacing our grocery carts; budget of \$550 is available.

Board is obtaining additional quotes to repair the crack in the pool.

Board is getting quotes for re-piping the cooling tower and the split cassette air conditioning units.

Dave motioned to adjourn the meeting; seconded by Marc.

Adjournment Time: 8:15