

**Location:** Phone conference call  
*NeuHaven HOA Board Meeting*

**I. Call to Order:** 7:00 PM

**II. Roll Call**

*Present:* Mark Tarkowski, President  
Kirk Hitschel, Secretary  
Larry Grigsby, Treasurer  
Associa: Lauren Thomas

Randy Burt, Director  
Chip Santeler, Director  
*Absent:* Dominic Rodriguez, Director

**III. Agenda:** Order of agenda changed as reflected in these minutes, motion to approve by Hitschel, seconded by Burt, motion passed unanimously.

**IV. Minutes:** Motion to approve February 2023 minutes made by Tarkowsky, seconded by Grigsby, motion passed (4 Yeas Tarkowski, Grigsby, Burt, Santeler; 1 Abstain Hitschel).

**V. Financials:** As of May 31, 2023: PPB OPER #4375: \$85,782.70; PPB RES #4705: \$34,946.38. Associa to investigate description/sourcing for accounts 1650, 1525, 1530, 1640. No motion was made to approve the financials.

**VI. Business:**

- Budget 2024: n/a
- Move all upcoming Kathleen pond maintenance costs to the Master Association made by Tarkowski, seconded by Grigsby - motion passed (4 Yeas Tarkowski, Grigsby, Burt, Santeler; 1 No Hitschel)
- 2024 Meeting Dates: motion to approve 2/20, 6/18, 9/17, 11/19 by Tarkowski seconded by Hitschel, the motion passed unanimously
- Association insurance renewal: motion to approve annual coverage for \$4,124 by Hollinger made by Hitschel seconded by Tarkowski, motion passed unanimously
- Single annual dues payment on January 1, 2024: motion made to approve single annual dues assessment versus 4 quarterly payments by Tarkowski seconded by Hitschel, motion passed unanimously with the caveat that if a monthly payment plan is approved by Associa, that Associa is liable for those collections.
- Bad debt write-off: Motion made to remove the following obsolete homeowner accounts showing unrecoverable losses to the association by Tarkowski seconded by Grigsby, motion passed unanimously: 214-0104-\$9,334.98; 214-0277-\$3,505.32; 215-2341-\$2,832.33; 213-7502-\$2,352.55; 213-9225-\$1,445.00; 214-0010-\$937.27; 215-2354-\$793.70; 222-1777-\$676.50; 213-9429-\$536.70; 215-2383-\$450.00; 215-2406-\$410.00; 213-7528-\$373.00; 234-2216-\$243.00; 213-8569-\$200.00; 213-9568-190.00; 213-7227-\$110.33; 213-9607-\$90.00; 213-9665-\$64.50; 213-8572-63.00 - Total: \$24,608.18

**VII. Home Owner forum**

**VIII. Executive Session:** n/a

**IX. Adjourn:** 7:46 PM

Minutes approved by: x 

6/26/2023