

EVERGREEN AT HAMILTON HOMEOWNERS ASSOCIATION
Minutes of Association Meeting - Zoom
February 1, 2021

Present:

Mike Lawlor, President,
Peter Cerra, Vice President
Mary Chludzinski, Treasurer
Saundra King, Secretary
Marty Miller, Trustee
John Peraino, Trustee
Gary Ryan, Trustee
Donna Styles, EPM

Mike called the meeting to order at 7:00 pm.

Appeals Committee

Mike announced that Peter Boughton of 65 Meadowlark Drive was appointed to the Appeals Committee. He also noted that the Architectural Committee needs two volunteers.

Approval of Minutes

John made a motion to approve the minutes of the January 4, 2021 Zoom meeting. Marty seconded the motion and all approved. **Motion passed 6/0/1**

Financial

Mary reported the unaudited totals for 2020 are as follows:

Income	\$ 1,003,923
Expenses	\$ 982,959
Surplus	\$ 20,963

TLP- Pool Building

John explained that the air damper actuator provides fresh air for two large heaters in the pool mechanical room. He made a motion to accept a proposal from TLP to replace a faulty actuator at a cost of \$1,013 plus tax. Saundra seconded the motion and all were in favor. **Motion passed 6/0/1**

Paving Project

Peter stated that the project was finished except for a few minor punch list items and that the association was still in possession of a retainer. He also noted that APG, the paving company, recently went out of business and that our main concern was the year warranty that was due the association.

There were **questions** from the meeting attendees regarding snow plowing, driveway and sidewalk snow clearing, availability of vaccines and when might the clubhouse exercise room open.

The meeting was adjourned at 7:15 pm.