

Minutes
Summer Reach Board of Trustees Business Meeting
October 23, 2023, 4:00PM

Attendance:

Board members: Gary Benink, Cathy Kelso, Larry Sinsimer, Mike Malone, Paul Anderson

Financial:

- 2024 Budget Planning Discussion & Draft
- Monthly Financials presented by SR Treasurer, Larry, September approved (5/0)
- Monthly Financials referenced by SR Treasurer, Larry, October current as of 10/20
- T-Bills
 - o Renewals Approved (5/0) T-Bills maturing November
 - T-Bill - purchase T-Bill for 1 yr, 185K long term reserve
 - T-Bill - purchase T-Bill for 6 mo, 101K long term reserve
 - T-Bill - purchase T-Bill for 3 mo, 30K working capital reserve
 - T-Bill - purchase T-Bill for 6 mo, 24K working capital reserve
 - o Future T-Bills mature in 2024: 26K January, 65K March, working capital reserve
 - o T-Bill Interest projection for 2024: 20K long term reserve & 3K working capital reserve

Contracts:

- Landscaping & Snow Removal New Contracts
 - o Bids received & being reviewed
 - 2 companies: 3 yrs, landscaping & snow removal (11% to 18% approx. increases)
 - 1 company: 1 yr, landscaping only (80% approx. increase)
 - 1 company: 1 yr, landscaping only (36% approx. increase)
 - Note, all snow removal bids were 70% approx. increase

Committees:

- Reserve Study Committee (RSC)
 - o 9-18-2023 RSC Meeting Minutes sent to the Board
 - o Update costs in reserve study

Detention Basins:

- Largest basin repairs
- Basins - weeds removed/cut/cleaned

Storm Drains/Trap Cleaning:

- Completed
- Late Sept. (Hoadley & Sons) - VACTOR CLEAN CATCH BASINS
- Storm drain cleaning over 2 days. The catch basins were loaded with gravel and asphalt. Some of the catch basins had large boulders and broken pieces of pipe.
- There are several water clean out basins that were inspected, found to be in good working order but not cleaned since the equipment could not reach them (deeper). Consider future cleaning of those basins with other equipment.
- Feedback received: Changing the drain covers on several basins may capture more water running downhill. Directional drains may alleviate the puddling at the corner of Gristmill and Walker.
- Ongoing monitoring of rain storm water flows after drain cleaning

Fire Hydrant Flushing:

- Completed (15)
- Started 9/20 (Hoadley & Sons) - HYDRANT 17 POINT INSPECTION
- Fire Hydrant flushing went well and pressure throughout the community was good.
- Some shutoffs were partially buried (uncovered & 1 riser added), and one on the corner of Gristmill and Walker is paved over and may need to be dug up (adjacent shut off for multiple).
- Note, Town water for flushing, no additional cost

Electrical Boxes Outside Front of Clubhouse:

- Options for protective bollards (3)

Pest Control:

- Hornets in porch roof area 7 Founders Way (Neal Pest responded)

Modification Requests:

- Approved (5/0) the following Landscaping Modification Request
 - o 25 Founders Way

Meeting adjourned at 6:10PM