**Adams Farm Community Association, Inc.**

**Board Minutes**

**August 17, 2021**

**Attendees:** Joe Friscia, Judy Mitchell, Norm Welker, Charles Williard, Kerry Wells- Property Manager. Resident quests included David Harper (Brandermill) and Judy Jones (Weston).

1. Meeting called to order at 6:30 pm.

Judy recognized and expressed the loss of Harvey Ernest, previous Property Manager, upon his recent death.

2. The Board approved the March 16, 2021 Minutes.

3. The Board approved the Financials.

4. **Manager's Report**

a. Lake Side Signs: Resident David Harper requested signage to be placed near high traffic fishing locations to read “Residents Only”. The Board approved requested signs. Additionally, the Board approved signs near high traffic foot areas to read “No Trespassing”.

b. Dentistry Sign: The Board approved 50% expenditure for new Dentistry sign on Mackay Business Marquee for their new location at 5504 Adams Farm Lane. Furthermore, the Board approved a deep clean of the Kidney Center Signage.

c. Goal Post Request: The Board approved Resident Abishek Pradhan to install soccer goal post at athletic field. The association does not accept any responsibility or liability for posts.

d. Trailer Park Fence:The Board approved blocking off dirt walkway to Trailer Park and replant area with deterrent bushes.

e. July Storm Damage: The Board agreed not to pay any Resident’s insurance deductible as a result from an “act of God” storm damage.

f. Speed Detector: The Board approved installation of a solar powered speed detector. The device can be moved within different areas of Adams Farm to deter speeders.

g. Dam Bridge: Kerry reported the dam bridge is scheduled to be pressure washed and stained (clear).

h. Budget: Kerry reported that some budget line items will be out of balance.

i. Fountain: Kerry reported that repair to the aerating fountain will be conducted on 8/20/21.

j. Social Media: The Board agreed to not engage on Social Media Platforms. The Board instructed Kerry to post all pertinent news on website. Residents should be encouraged to call office, review website, or submit a request/concern from website.

5. **New Business**

a. Conflict of Interest: The Board of Directors signed the Conflict of Interest Policy.

b. Signature Card: The Officers of the Board signed the new signature card.

c. Lagoon Bridge: The Board approved the replacement of the lagoon bridge.

d. 2021 Audit: The Board approved to proceed with an Audit.

e. Lake Wall: Kerry reported repairs to the lake wall will occur upon the crews return from sick leave.

f. Playground: The Board approved repainting structure and replacing broken swing. Additionally, Kerry was instructed to review replacement options for “spiker climb”.

g. ARC: David Harper agreed to join the Architectural Review Committee. We are still in need of more volunteers.

6. **Old Business**

a. The Board agreed not to display fireworks on July 4th due to liability reasons.

b. The discussion of security cameras being displayed was tabled for the next meeting.

Adjourned at 8:15 PM

Respectively submitted,

Kerry Wells