**Adams Farm Community Association, Inc.**

**Board Minutes**

**February 22, 2022**

**Attendees:** Judy Mitchell, Charles Williard, Norm Welker, Joey Hitzig, Crystal Hill, Joe Friscia (by phone) and Kerry Wells- Property Manager. Also, in attendance, resident guests Mark Carlton, Dirk Vandeplancke and Advenir Head of Maintenance.

1. Meeting called to order at 6:32 pm.

2. The Board approved the January 25, 2022 Minutes.

3. The Board approved the current Financials.

4. **ARC Appeal:** The Board approved the parking of trailer at 1601 Dedham Court due to its therapeutic use by Mark Carlton.

5. **Swim & Tennis Club:** Following discussion, Dirk Vandeplancke requested the Board to survey residents regarding their interest level in purchasing the Adams Farm Swim & Tennis Club. The Board approved inserting a survey in the 2nd qtr HOA bill, noting that the Board will not purchase the Club and ownership will be a private endeavor by residents and not with the HOA.

6. **Manager's Report**

a. Landscape: Kerry reported receipt of reimbursement to replace Hilltop tree recently damaged due to 1/29/22 car accident.

Kerry reported that both entrances will be treated with fertilizer and soil conditioner. Mulch will be spread in April.

Kerry reported that the winter flowers planted on Mackay have struggled due to recent weather conditions and the use of salt and snow plows. Some plants have been replaced. Any ruts on the parkway will be repaired.

Kerry reported that she is gathering quotes to install new LED light at gazebo.

The Board approved installation of new PVC “sleeves” around playground and athletic field posts.

Kerry reported repairs to “trailer park fence” has begun.

b. Fountain: Kerry reported Tidal Electric is investigating why one fountain does not remain on.

7. **New Business**

a. Subdivision Signs Restoration: The Board approved the restoration of subdivision signs.

b. ARC Appeal: The Board approved the installation of a 6ft fence at 1701 Medway Court.

c. Annual Meeting: The Board scheduled the Annual Meeting on 4/29/22 at 7:00 pm at Athletic Field.

**(over)**

8. **Old Business**

d. Advenir: Crystal reported the exterior color changes and installation of new entry gate at apartments will be completed within 3 months. Crystal reported that the Advenir Apartments do provide 24/7 security.

e. Madison: The Board agreed not to participate in fining residents who illegally dump at the Madison Apartments.

f. 5 Creekstone: Kerry reported the house is condemned. Permission has been granted to Janie Harrison, Roxanne Straub, and Tom Poppe to remove all debris from the home. House clean-up hours are from 8:00 am – 9:00 pm. Permission was granted to have a dumpster/POD present for 30 days for trash removal.

Adjourned at 8:00 PM

Respectively submitted,

*Kerry Wells*