

Clover Lee HOA Executive Board

Monday June 26, 2023



Call to Order:	An Executive Board meeting of Clover Lee HOA was held on Monday, June 26, 2023 at 249 Meadow LN. The meeting began at 7:00 p.m.
Attendees:	Present - President, Chuck Mosey Present - Secretary, Bob Orendorf Present - Treasurer, Brett Marquart Absent – Open Board Member position Absent – Open Board Member position Absent - Penn Equity, Donna Grove
Approval of Minutes:	Meeting minutes of the May 22, 2023, meeting minutes were approved via email and forwarded to Penn Equity for record keeping purposes.
Officers' Reports:	Reviewed Balance Sheet as of May 31, 2023, and Aged Owner Balance Sheet as of May 31, 2023.
Minutes:	<ol style="list-style-type: none"> 1. Rental Capping Amendment <ol style="list-style-type: none"> a. 61 yes ballots returned. 6 more yes votes needed to pass. b. Board members to start contacting owners via phone and or email that have not voted to encourage them to vote. 2. HOA Board needs to do a walk thru and examine the need to remove and or replace dead trees. Also trees that attract Spotted Lantern flies. 3. Clover Lee website expected to be online July 2023. Penn Equity will send instructions on how to access the website. 4. HOA board recommends that an aerator be installed in the pond to help alleviate pond algae. 5. HOA board recommends that a company be retained to check and clean the pond drainage quarterly. 6. HOA board discussed pros and cons of installing a dog park as requested by a Clover Lee owner. HOA board does not recommend a dog park due to liability and cost issues. 7. Topics remaining on agenda to be addressed timely and maintain relevance include the following: <ol style="list-style-type: none"> a. Architectural Standards and Guidelines to be reviewed. b. Start planning for resurfacing all macadam in the community with exception to owner driveways.
Action Items:	<ol style="list-style-type: none"> 1. Rental Capping Amendment <ol style="list-style-type: none"> a. The HOA board members will be contacting owners who have not sent in their ballots and encourage them to do so. 2. Clover Lee website is in progress. <ol style="list-style-type: none"> a. Chuck Mosey to take pictures to submit to web host 3. HOA Board members unanimously approved Franklin Brehm proposal to remediate water problems at 150 Plainview. Penn Equity to inform Franklin to begin work when his schedule permits. 4. Penn Equity to recommend a vendor to remove and replace dead and missing trees behind Meadow LN. Franklin Brehm to submit a proposal.

