Coventry Home Owners Association – Board of Directors Meeting

10 July 2017; 142 Cloister

Attendees: Barbara Curasi, President & Pool and Tennis Director I; Jennifer Ermolaev, 2nd Vice President & Pool/Tennis Director II; Joe Clancy, Finance Director; Lynne Lasher, Secretary & Membership Director

(Absent: John Anderson, 1st Vice President & Grounds)

Meeting was called to order by Barbara at 7:25 pm with 4 members present. Minutes from the previous BOD meeting were already approved by email vote and posted to the neighborhood web page.

Directors’ Report

Barbara Curasi, President, received a request for Mollie’s bench at the pool. It was purchased long ago by a former resident whose daughter Mollie was the lifeguard for several years. The parents were willing to purchase it from the HOA, and wanted it for a garden. (There is now a namesake Mollie for the Mollie who passed away.) The Board voted to return it to the family. It has great meaning for them.

Jennifer Ermolaev gave the pool report. The safety bar has been fixed. There are some on-going issues with folks not cleaning up after themselves when using the pool area and restrooms, unruly guests (the police were called to address the behavior of one woman), and non-guests accessing the pool because they have gotten the code from friends. The board agreed if problems persist, the rules will be changed to reflect that no one under 18 may use the pool without adult supervision. Additionally, the pool gate code will be changed and placed in the secure member section of the web site. The condition of the plants in the hanging baskets was discussed and it was agreed that they would be replaced with “yard art” which was not dependent upon watering to be attractive. Sean Hughes has a free-standing basketball goal he would like to donate to the pool playground area. The board agreed that this would be a nice addition. The table and chairs in the playground area have reached the end of their lifespan and will be thrown out. They will not be replaced as they were salvage from the old pool as still usable and it was never the intention to provide furniture for that area. Jen has secured services of a licensed electrician to replace the breaker box in the women’s restroom. Finally, the mastic joint will be addressed once the pool is closed to avoid closing during peak usage.

Joe Clancy presented the finance report. The tennis court is currently usable and we can wait until next year to spend the $3200 to resurface. All finances are in good shape. A lien (new) will be placed tomorrow on a house due to non-payment of annual dues, and two additional liens will be updated and renewed.

(No grounds report was given, but business was discussed.) 105 Retreat has had some issues with upkeep and Joe continues to address these with the bank that holds the title and the sister of the occupant who is the owner. 106 Hermitage was also discussed – an ongoing issue for failure to keep up the lawn the past several years. The board decided to have the grass cut and bill the owner. Written notice will be given to both the owner and the tenant prior to hiring Anthony (neighborhood landscaper) to do it.

Lynne Lasher presented the membership report. 139 Cloister is set to close on 7/28/17; the new owner will be Mary Uszynski. 164 Cloister closed in mid-June; the new owners are Jacob and Cynthia House. 105 Cloister closed on 6/30/17; the new owners are Chris and Kay Calloway.

Other new business:

Tentative pool closing date was discussed as by the end of September – weather will help determine a definite date. The lack of HOA member participation in opening and closing the pool was discussed. The board may consider adding a small fee ($7?) on to the dues to cover the cost of hiring people to do the work. A neighborhood party was discussed and a tentative date of 16 Sept was decided upon. (Rain date is 23 Sept.) Pizza, beer, wine, water, and soda will be provided. Residents will be asked to bring side dishes or desserts.

Future Meetings:

TBD Board discussed a conference call for the next meeting.

Barb motioned to adjourn and Jen seconded. Meeting closed at 8:50 pm.