



Falling Waters HOA Minutes of the Executive Meeting held on July 18, 2018

At 5:30 at the home of Craig Paden

Members present: President Sherri Cullom; Vice President Ed Kulchar; Assistant Vice President Brian Woodward; Treasurer Craig Paden; Secretary Deb Mann and FWHOA Legal Counsel Ted Fitzgerald

## Old Business

Sherri: -Sherri will contact Don for approved plans of an existing Luxor home.

-Sherri will get quotes for additional lighting at the exit gate.

-Sherri will contact Don regarding HOA files available in the drop box.

-Sherri and Craig opened a separate HOA checking account at Centier Bank for special events.

-Sherri stated that the wiring for entrance landscape lighting had been damaged but is now repaired.

-Sherri distributed to the board digital copies of March, April and May bank statements and will do so each month in the future so that Craig is not the only board member reviewing bank statements.

Craig: - Craig coordinated installation of two additional sets of speed bumps for Levanno Drive.

Ed: will arrange for the ARC and the HOA to meet monthly to go over house plans and missing submittals.

Brian: - Provided Craig the contact name for speed bump installation

## New Business

Discussion was held as to alternate companies for reviewing home building plans rather than DVG. Three names were mentioned, and the board will contact them for quotes.

Ed: Will ask his parents about the time that they witnessed dumping of logs in the back of the subdivision near Mattico Lane.

Craig: - asked Brian to obtain an invoice for the installation of two additional sets of speed bumps.

Craig will send e-mails to residents regarding grass cutting fines.

Craig made a motion to purchase an additional pump for the waterfall at the front entrance, not to exceed \$800.00, Sherri seconded; vote taken, all in favor, none opposed, motion carried.

### Falling Waters HOA Board Members

<b>President</b> Sherri Cullom <a href="mailto:SherriCullom@gmail.com">SherriCullom@gmail.com</a>	<b>Vice President</b> Ed Kulchar <a href="mailto:ekulcharhoa@yahoo.com">ekulcharhoa@yahoo.com</a>	<b>Asst. Vice President</b> Brian Woodward <a href="mailto:rbwoodward@wbbklaw.com">rbwoodward@wbbklaw.com</a>	<b>Secretary</b> Deb Mann <a href="mailto:rfdIMann@Comcast.net">rfdIMann@Comcast.net</a>	<b>Treasurer</b> Craig Paden <a href="mailto:CraigPaden@Comcast.net">CraigPaden@Comcast.net</a>
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Brian: Made a motion to purchase another set of speed bumps to be installed on Bergamo Lane-site to be determined-not to exceed \$1800.00, Ed seconded; vote taken-all in favor none opposed, motion carried.

Brian - Will ensure that lot 138 grass is included in the lots cut by the developer

Deb: Will get an HOA fine letter out to resident regarding balance accumulating, as well as including policy on garbage bins.

Deb will contact Brian Less for information on the owners of lot 96.

Sherri: Made a motion to have Ted prepare a letter regarding HOA conditions of approval for the proposed cottage homes to be sent to Porter County based on Brian Woodward's cottage home commitments. (This wording can be changed if not accurate).

Sherri will contact our insurance agent regarding coverage for the upcoming 5-K race, and will post the signs for the race.

-Will ask Dave Austgen for a possible date for the north entrance completion.

Craig made a motion to adjourn at 8:06, Deb seconded; vote taken all in favor none opposed motion carried.

Next meeting Wednesday, Aug.8, at 5:30 at Deb's house.t 5:30 at Deb's house.

Total Income received YTD 7/17/18	\$32,959.99
Total Expenses YTD 7/17/18	\$40,067.48
2018 Income less expenses:	-\$7,107.49
Checkbook Balance 7/17/18	\$164,061.19
Road Fund balance (included in checkbook)	\$61,903.12
Construction deposits (included in checkbook)	\$3000.00
Total outstanding HOA Invoice balance	\$2,849.38
FWHOAs Special Events Checking balance 7/17/18	\$232.59
FWHOAs Special Events income received YTD 7/17/18	\$300.00
FWHOAs Special Events expenses YTD 7/17/18	\$ 67.41

Falling Waters HOA Board Members

<b>President</b> <b>Sherri Cullom</b> <a href="mailto:SherriCullom@gmail.com">SherriCullom@gmail.com</a>	<b>Vice President</b> <b>Ed Kulchar</b> <a href="mailto:ekulcharhoa@yahoo.com">ekulcharhoa@yahoo.com</a>	<b>Asst. Vice President</b> Brian Woodward <a href="mailto:rbwoodward@wbbklaw.com">rbwoodward@wbbklaw.com</a>	<b>Secretary</b> <b>Deb Mann</b> <a href="mailto:rfdIMann@Comcast.net">rfdIMann@Comcast.net</a>	<b>Treasurer</b> <b>Craig Paden</b> <a href="mailto:CraigPaden@Comcast.net">CraigPaden@Comcast.net</a>
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