



Chapel Park Homeowners' Association Trustee Meeting Minutes September 9, 2021

The meeting was called to order at 6:04 p.m. by Thorn Keene at Keene Deck. Trustees in attendance: Nick Anderson, Denny Irwin, Thorn Keene, and Steve Klemm.

- **Minutes Approval – January 13 and July 8 meetings**
The minutes from the 1/13/21 and 7/8/21 meetings were unanimously approved by the trustees in attendance. Minutes have been posted to the website.
- **Current Account Balance**
There was no treasurer's report this meeting, but Nick will provide an update at the next Trustee Meeting.
- **Dues Invoicing/Payments**
Dues received is going well – we have received a mix of checks and PayPal payments. Nick provided a summary of all payments received as of 9/8/21. He will follow up with the handful of properties that have not paid dues within the next two weeks to remind them of payment.
- **Unauthorized Charges Update**
Nick provided an update on the unauthorized charges on bank account. Bank has been contacted and the HOA has been refunded the charges. The bank is investigating the charges separately.
- **Project Approval Requests**
10726 N Lauraline Ct. covered patio addition was reviewed and project was unanimously approved.
- **Dumpster Weekend – Management**
Thorn stated that we needed to monitor the trash and items going into the neighborhood dumpster. Trustees will monitor dumpster on Saturday morning periodically to make sure no non-permitted items are disposed of in the dumpster.
- **Solar Policy Sharing**
We have provided the solar policy document to Chapel Park #1 and been reimbursed half the cost to develop the document. Chapel Park #1 has agreed to not hold our association liable for any legal issues arising from the policy document.
- **Summer Neighborhood Gathering / Night Out Against Crime Update**
The event in early August went well. Due to a miscommunication, the registration form was not submitted to the City. Trustees will assign one person to submit registration form in future years.
- **2021-22 Trustee Intentions**
Thorn indicated that he is stepping down as President and an HOA trustee, effective immediately. The other trustees have agreed to remain on the board.
- **New Business**
 - a. None

The team briefly went into executive session to discuss covenant concerns.

Steve made a motion to adjourn; Nick seconded.
Meeting adjourned at 7:21 p.m.



Steve Klemm
Secretary
Chapel Park Homeowners' Association