

## December 15, 2009 Grove Board Meeting Minutes

1- The December 15, 2009 meeting of the Grove Board was called to order at 7:01 PM by the President Ernie Pelikan at 5528 Grove Manor.

Members present were Ernie Pelikan, John Frame, Arlene Strack, Allan Anglis, Bill Bowers and Charlene Walker. Margra Grillo was absent due to illness.

Sentry Management representative, Deborah Christopher was present.

2- Bill Bowers moved, Allan Anglis seconded, the minutes of the November 17, 2009 meeting be approved as presented. The motion passed unanimously. **MOTION #1**

### 3- Old Business

- A- Curb Cleaning – John Frame reported that Terra Clean was continuing work as of 12/15. Some stains were still showing, but the cleaning is killing the mold. John Frame notified residents by e-mail of TerraClean's offer to do driveways and sidewalks at a special rate because the newsletter containing this information was not mailed out in time by Sentry Management.
- B- Road Reserves – No report due to Margra's absence.
- C- Lawsuit – Ernie Pelikan reported on the December 1 hearing in Judge Hill's chambers that was attended by him and John Frame.

### 4- NEW BUSINESS

#### A- Report From Sentry

- 1) Copies of invoices to HHHOA were presented.
- 2) Questions on foreclosures – The board requested that details be provided on the disbursing of funds including amount received from lender, legal fees vs. A/R and what to do with balance owed.
- 3) Year end accruals – Sentry was instructed to wait for final approval from the board before closing the December books.

#### B- Architectural Review Committee Report by Bill Bowers

Cyrus, 5562 Grove Manor, Tree removal was approved  
Olson, 5117 Grove Manor, Satellite dish was approved

#### C- Social Committee by Charlene Walker

Barb Pelikan and June Cohan will work on the Sunshine Committee.  
There is still no chairman for the committee.

#### D- Report from Grounds Chair, Allan Anglis

Mr. Anglis reported there is no irrigation at the entrance and that there are no lights at the guardhouse. Allan and John Frame will check out the lights. Deborah will provide names of electricians. Ernie Pelikan put Bill Bowers in charge of communicating with One Source about the lack of irrigation.

#### E- Steering Committee Report by Arlene Strack

The proposed January 18 meeting on the Amenities Fee was discussed.

#### F- Financial – Ernie Pelikan and John Frame will re-new CD.

Sentry was advised to add \$1200.00 to the reserve for bad debt (COA 1260) and to the bad debt expense (COA 8240).

#### G- Other -

Ernie Pelikan reported that the gate decorations were installed by Jean Taylor, Mary Lou Salerno and Betty Rich.

H- The next Board meeting will be January 19 at Ernie Pelikan's home.

### 5- ADJOURN

The meeting was adjourned at 9:07 PM.