# Tuscany Community Association Homeowners Meetings

April 26, 2022

# Minutes

* Amber Bouthot
  + Introduction of board members
  + General neighborhood information
  + Committee Information
  + New neighbor introductions
  + Locations of where to find by-laws and covenants
* Pat Burch
  + Financial Overview
    - Provided financial overview
    - 123K on hand
    - Primarily saving for street
* Adam Bouthot
  + Architectural update
    - No need to submit softscape landscaping plans
    - Provided instructions on the process to submit home improvements
* Jodi
  + Vendor Updates
    - Snow plowing, lawn care
      * New company to do groundskeeping and snow plowing this year: Land Art
      * Do not pay for salting but county will salt (low priority)
      * Snow plowing contracted for 2” or more of snow
      * Damage from snow plowing
        + Neighbor recommended to stake lots
        + Request for reminder
    - Pond Maintenance
      * Same company as previous years
* Amber
  + Spoke to pending projects
    - Fencing and Pond Rocking
    - General Discussion of Pond Rocking and issues trying to get the final ponds rocked
      * Trying to understand if this is a functional or aesthetic aspect
        + If functional potentially the original developer may be responsible for rocking
  + Pending Events
    - Garage sale May 12-14
    - Annual fireworks show on Friday, July 1st
      * Donations can be sent to Adam Bouthot
  + Board Elections
    - Openings
      * President (2 years)
        + Amber Bouthot, nominee
      * Secretary (1 year) – Cheryl Templeton stepped down
        + Open
      * Treasurer (2 years)
        + Pat Burch, nominee
      * At Large (additions to the Board)
        + Aris, nominee
        + Kristi, nominee
    - Voting
      * Motion to approve the slate of nominees
        + Jerry Fletcher, Motion to nominate the slate
        + Larry Marker, Second
        + Unanimously Approved
  + Covenant Voting
    - Background information shared
    - Instructions on the Ballot
      * Issue #1 - Fencing, Garbage cans, Pools, Sporting Equipment
      * Issue #2 – Provides the Board the ability to establish a fine structure
      * Issue #1 and Issue #2 are not mutually exclusive. One can pass and the other can fail
      * All homeowners must sign the ballot for it to be a valid vote
      * Ballots were distributed
    - Questions
      * What will be the fine structure and how will it be set
        + A sample fine structure was provided or can be provided
        + Explanation of why the fee schedule is not part of the covenants – the community would have to vote as a whole on the fees
      * A request to provide “space” for post office personnel by not parking cards in front of mailboxes
      * Does the spreadsheet cover recent changes to any homes which were sold? Yes, all recent changes have been captured and the list is a pull from the Allen County Recorders site
  + Meeting Adjourned