

**Boulder Brook Association  
Board of Directors Meeting  
February 15, 2021**

The meeting was held via Zoom and came to order at 6:30 p.m.

Board members present: Wayne Fisher, Steve Gwiasda, Andy Cink, Rhonda Smith, and Deb Fry.

The January 2021 board meeting was cancelled due to illness; therefore, approval of December 2020 meeting minutes was requested. Motion to approve by Deb Fry; second by Andy Cink. The December minutes were unanimously approved.

**Homeowner Present/Concerns**

N/A

**Financial Report**

As of February 13, 2021: Reserve \$95,293.73; checking \$7,615.62; and money market \$82,186.98. \$10,000 received from insurance for derecho damage was deposited in the checking account. Approval of December financial report: Motion to approve by Andy Cink; second by Steve Gwiasda. December financial report unanimously approved.

It was noted that a few units have fallen behind by several months on dues payments. The board respectfully asks these residents to bring their dues current and reminds all residents to stay current on dues as they are integral to the entire association's efforts to operate within the budget.

**Old Business**

- **Budget**: Treasurer Rhonda Smith and President Wayne Fisher presented budget options which they worked on together prior to the meeting. The board discussed these options and agreed upon those to present to residents for review and input. Rhonda and Wayne are finalizing the budget options based on board input and will send to residents.

At the planned spring meeting (date/place to be determined), the budget will be discussed and annual assessment, if deemed necessary, will be voted on by residents. In addition, the method of assessment payment will be discussed (e.g., monthly payment with HOA dues vs. one-time payment annually).

**New Business**

N/A

With no further business, the meeting was adjourned at 7:16 p.m.

The next board meeting will be held at Wayne Fisher's residence (#904) on Monday, March 15, at 6:30 p.m. If Covid-19 protocol is still necessary, the meeting will be held via Zoom.