

GOA Board Meeting Minutes  
9/15/2021 @ 7:00 PM – 140 Glen Oban Drive  
Approved meeting minutes

- I. In attendance from the board: Eric Dennis, Ann Behrens, Eric Alexander, Jason Werner, Ashley Johnson, John Erwin, Paul Schratz, Ben Hilliard
- II. Review of Meeting Minutes from 5/20 Board Meeting – approved
- III. **Capital Needs Assessment Update**
  - a. Tom White was in attendance – w/in a year MD will require HOAs to conduct capital needs assessments; we are ahead of the curve
  - b. Tom fielded questions from the board re: Reserve Advisor’s report
  - c. Comments included adding landscaping to the reserve budget (\$10-\$15K)
  - d. Next steps:
    - i. Share findings with community w/a cover note from Eric D.; post to website
    - ii. Long-range planning committee to meet to recommend what (and when) to adopt from the report and any adjustments to the plan
- IV. **Marina Hill Road Asphalt Repairs**
  - a. Next steps:
    - i. Ann B. to get estimates; goal is to have repairs (patches and curbs) completed before the first freeze
- V. **Other Current Business**
  - a. **Marina**
    - i. Hill lift gate was repaired
    - ii. Dock gate was repaired
    - iii. 1 to 2 slips available; discussed the grandfathering in of those with more than one slip and what happens once the marina reaches capacity (TBD)
    - iv. Permanent lifts will not be allowed
  - b. **Speakers at the pool** – ok to bring your own Bluetooth speakers; use common sense to determine max volume and playlist (i.e. avoid explicit lyrics)
    - i. Motion made and approved
  - c. **Structure Committee** – no defined next steps at this time
- VI. **Looking Ahead to 2022**
  - a. Website – underutilized resource; audit needed and updated content needed (e.g. there is a Glen Oban blog page w/no content and a Neighborhood blog page w/most recent post from 2018)
  - b. Dues increase – a recommendation is needed based on the Capital Needs Assessment findings
- VII. Meeting adjourned