

**Churchill Community Foundation
Board Meeting Minutes
August 25, 2021
Via Zoom Video Conference**

The Board of Directors of the Churchill Community Foundation (CCF) met for the regularly scheduled monthly meeting via web-conference on August 25, 2021.

Present:

Daniel Talmage
Amy Fickling
Joey Chambers
Eric Leavitt:
Jennifer Jones (arr. 8:13 pm)

Others Present:

Alan Siefert, Management Agent
Karelyn Donahue, TMGA
Sarah Austin
Kia

Not Present:

Patricia Jones-Butler
Will Knowland

I. Call to Order

Mr. Talmage called the meeting to order at 7:33 p.m.

II. Management Report

a. Meeting Minutes

The Board reviewed the July 28, 2021, meeting minutes and made revisions.

Motion: To accept the July 28, 2021, meeting minutes as amended.

Chambers/Fickling. 4/0/0. Talmage, Fickling, Chambers and Leavitt. Motion passed.

b. CEV

The path work has not yet been started. Mr. Siefert will be following up with Finley as this was supposed to start the last full week of August.

The Board discussed the grand re-opening event for the CEV stream restoration project. It was decided to look at the last week of September during a weekday so County officials and other invitees could attend. The ribbon cutting would take place up top and then all could walk down to see the completed work.

c. Trash

A lot of trash has been showing up in and around the lake. Mr. Siefert seems to think a lot of it is coming from empty bottles put out for recycling from CEV in addition to

litter. He has been working with Sandy with CEV to see if they would consider putting rebar, grates or storm drains in the community.

Sarah Austin, a homeowner, spoke about her concern about the trash coming into the streams and the lake and her frustration with her HOA's Board to not address. She asked if there are any plans for catch basins to catch some of the trash before it gets to the lake. Mr. Talmage stated that we have some in the recent stream restorations. Mr. Siefert says the best solution is to put grates in the parking lot storm drains. Mr. Siefert also stated that the Foundation has trash picked up around the lake twice a week by foot and once a month by boat.

Mr. Talmage asked if something can be sent about the trash in the next mailing. Sarah suggested using Facebook as much as possible and she can share with other groups.

d. Esprit Stream

Mr. Siefert reported that things are going well and reported that the draft of the Memo of Understanding with the Esprit Board is ready to be presented to their Board.

e. Water Quality Bi-Annual Study

Mr. Siefert reported that Princeton Hydro will be out on the lake the end of August to perform the field work and sampling.

f. 2022 Proposed Budget

Mr. Siefert updated the Board that a letter was sent out to all 19 sub-association representatives. The letter indicated that The Foundation Board intends to leave the assessments at the 2021 level of \$3.75 per unit per month for 2022. The open discussion and approval of the budget will take place at the September 29, 2021 Foundation meeting.

g. Reserve Study

Mr. Siefert updated the Board that Reserve Advisors indicated that the Reserve Analysis report would be completed by mid-October 2021 as requested.

h. Lakeview Bridge

In June, the Board approved an amount not to exceed \$5,000 for the repair of the beams and the boards for the Lakeview bridge to remove the bounce. Unfortunately, the original bid from Gardener's, Inc came in at \$7,670. Last month, the Board approved an amendment to the previous motion to increase the amount not to exceed \$7,670.

Mr. Siefert sought out two other bids and other contractors passed on submitting bids. In the meantime, the bid from Gardener's went up again to \$8,685 due to the cost of metal.

Motion: To amend the previous motion to accept a proposal for the Lakeview bridge repair not to exceed \$7,670 to an amount not to exceed \$9,000.
Leavitt/Chambers. 4/0/0. Talmage, Fickling, Chambers, and Leavitt for. Motion passed.

i. Operating Checklist/Pending Projects

The Board reviewed the operating checklist and pending projects with Mr. Siefert.

III. Old Business

a. Childhood Cancer Awareness Ribbons / Signs

Mr. Siefert informed the Board that the cancer ribbons and signs requested to be put up around the lake were approved by the sub-associations.

b. Miscellaneous Work

Over the past month and a half, the following maintenance items have taken place:

- Completion of the mile marker stencils
- Replacement of Post #4
- Staining of the areas on the marker posts where the rectangular numbers were removed
- Removal of graffiti on the rocks at the Churchill Village-South meadow
- Removal and replacement of broken Post #7
- Replacement of missing numbers on several posts

IV. New Business

a. Filamentous Algae

Mr. Siefert hired a contractor to take some of the algae out, as it can mostly be done with a rake.

b. Sewer Leak

On July 30, 2021, there was a sewer overflow from a manhole on the path at the Waters Landing sitting area. This was reported to WSSC, and the issue was resolved by flushing the main line. WSSC reported finding the main blocked by grease. There was some concern from the Board about the effect the leak had on the lake. WSSC indicated it was a minimal leak and should have no effect on the lake.

V. Next Meeting

The next meeting of the Board of Directors for the Churchill Community Foundation will be Wednesday, September 29, 2021, at 7:30 p.m. via web-conferencing.

VI. Adjournment

Motion: To adjourn the August 25, 2021, Board meeting at 8:43 pm.

Leavitt/Chambers. 5/0/0. Talmage, Fickling, Chambers, Jones, and Leavitt for. Motion passed.

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Motion List
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