

**Farmington at Forest Comprehensive  
Board of Directors Meeting June 5, 2023**

**12:00 Noon**

**Farmington Social Center**

**DRAFT MINUTES**

**-Call to Order** – Meeting called to order at Noon by Association Manager Holly Snead, Brownstone Properties representative.

**-Proof of Notice of Meeting**-Meeting notice was e-mailed to the board members, this is the recurring meeting schedule established by the Developers.

**Quorum-Yes, 5/9 present.**

Bill Bryant, Doug Leech, Al Grant, Floyd Anderson, Jill Rufus present. Kim Cheatham, Dick Sterne, Greg Lester, Doyle Allen were absent. Also present, Holly Snead and Jennipher Lucado from Brownstone Properties.

**-Welcome and Introduction**-Given by Holly Snead

**-Financial Report** -Given by Jennipher Lucado

The April and May combined Balance Sheets for The Club at Farmington / Farmington Comprehensive were distributed; Jennipher Lucado gave an overview for how the funds were set up, their origin, and interest being earned. She also demonstrated the board portal in Vantaca and all the features available for the board members.

How collections are done and notated in the system was discussed as well.

**Farmington at Forest Comprehensive POA, Inc  
Balance Sheet as of 5/31/2023**

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Checking - Operating Account (Pool sales from January 1, 2023, to present included)  
\$137,311.55  
Reserve Account -Money Market  
\$52,036.10  
Loan Reserve (FAF) (formerly pool purchase reserve)  
\$70,200.69  
Clubhouse/ Pool Reserve Fund (FAF) (Brought over from The Club Reserve fund per the developers)  
\$82,082.8080  
Operating Contingency Reserve (FAF) (Designated from a portion of the FAF operating budget per JL)  
\$35,000.00  
**Total Assets**  
**\$137,311.55 Operating**  
**\$239,319.59 Reserve**  
**\$376,631.14 Total**

**-Old Business-Subassociation issues**

-Common Area maintenance and deed transfer for common parcel in section 17 pending-issues that the builders left this area un-maintainable as is currently. Developers to rework this area on Wednesday so it will not create an issue for mowers.

**-New Business**

-End of Declarant Control /Turnover of the Association and Club

Deeding over of the common areas to be completed potentially by the end of this week; at least one more joint meeting with developers and new board members will be held.

**-Matters from the Floor -NA**

**-Next Meeting Monday July 3 Noon or TBA**

**Adjournment-1:15**

**Draft minutes respectfully submitted,**

**Holly Snead, Association Manager Farmington Comprehensive**