

High Knob Owners Association, Inc.

Board of Directors Meeting Minutes
January 10, 2022

Name	Present
Greg Sadler, President	Y
Jerry Soucy, Vice President	Y
Watts Hill, Treasurer	Y
Ron Perlik, Secretary	Y
Desiree Williams, Director	Y
Jerry Pomeroy, Field Services Manager	Y
Pam Mainhart, Administrative Coordinator	Y

Meeting Purpose

To review HKOAI old and new business and establish any action items for the continued improvement of the High Knob community.

Attendees

Jeanette Myer, Barry Smith, Barb Perlik, Rea and Tom Howarth, Orv Lee

Meeting Minutes

Meeting Called to Order: 8:00 pm

Resident Comments & Questions

No resident questions were presented.

Executive Session

No executive sessions were held.

Approval of Minutes from Previous Board Meetings

Meeting Minutes were unanimously approved with additional comment that Ms. Mainhart will report on medical benefit proposals at the January meeting.

Financial Report

Ms. Mainhart detailed a few small discrepancies in the report which should be resolved next month. There has been no feedback from Warren County regarding our 2022-2023 budget submission. This is the expected status at this time.

Staff Reports

Field Services Manager's Report

The incoming set of tiger teeth is having problems with the tooth retraction locking mechanism. Mr. Pomeroy is exploring options to resolve the issue.

Administrative Coordinator's Report

Ms. Mainhart reported that the monthly newsletter was sent out. The Facebook page is being monitored and updated on a regular basis. Paychex, our payroll administrator, will be exploring health insurance options for our staff members.

Old Business

1. The 2022-2023 budget – Warren County has our budget in the queue for review.
2. Field services position – We currently have two candidates. We will also be advertising on Zip Recruiter. There was discussion regarding the required qualifications for the eventual replacement for Dan Althaus, our current water systems manager.
3. The board is continuing to explore the cost of benefits that HK wishes to provide for qualified employees.
4. Road Improvement Planning Session – The third session will be held at 7pm on January 24th, 2022.
5. Communication Solutions – Mr. Hill is now receiving direct messages from the Warren County Sheriff's Department and the Fire and Rescue Department. He is forwarding pertinent information to Ms. Mainhart and Mr. Pomeroy. Mr. Hill's communication tower has been incorporated into the backup system for the county's emergency services.

New Business

Health Coverage: The board will continue to investigate the particulars of health coverage for eligible staff members. It was suggested that the cost of premiums be split evenly between HKUI and HKOAI. Mr. Soucy moved that new employees would be eligible for health insurance coverage after six months of service. Existing employees would be eligible on July 1, 2022. HK would subsidize the coverage at 60% (Split evenly between HKUI and HKOAI). Employees would be able to add family members at their own expense, if available. The motion was seconded by Ms. Williams and passed unanimously.

Funds Management: High Knob has assets in three different funds. Mr. Hill is interested in exploring options for managing these funds. He will bring ideas to the March meeting.

Meeting Adjourned: 9:09 pm

The next board meeting will be on 02/15/2022 at 8:00 pm.

Respectfully submitted by Ron Perlik, Secretary