

Minutes of HOA board meeting, June 20, 2026.

The meeting was called to order at 10:00 by board president Dar Andris.

Board members in attendance, and their agreed positions, were:

Dar Andris	President
Dan Walters	Treasurer
Paul Leavitt	Secretary
Steve Niver	Member at large

Mike Lumpkin (not in attendance) will remain as Vice President

We were joined by Debra Wheeler, HOA Manager.

Items discussed included:

Mowing on the inactive neighborhood golf course: It has been suggested by some homeowners that the course owner, Romano Capital, might be willing to provide equipment that homeowners could use to mow the course grounds, or that the HOA might provide equipment for owners to use for that purpose. After discussions with Romano Capital, the board believes their stated requirements for indemnification and insurance bonding before any such efforts could proceed are beyond the capacities of the HOA, even in the unlikely event the owners as a whole would agree to such commitments. As it stands, the HOA has no authority either to authorize or prohibit any activities in the golf course property.

Trespassers on the golf course: Working with both the police and the HOA safety committee, Romano Capital has given the Mount Vernon police authority to patrol the course and to remove anyone found using any motorized conveyance (gas or electric) on the course or the course paths for trespassing. Anyone seeing such activities is encouraged to call 911 immediately. Members of the safety committee confirmed that the police have been very responsive in this effort, and have not only responded to calls, but have been seen patrolling the course paths. Specifically excluded from these enforcement efforts are walkers, including walkers with dogs, though such individuals with pets are not exempt from laws requiring controlling same.

Neighborhood safety and security: The security committee, chaired by Steve Niver, has been working with the police and with security equipment/system vendors examining various practical steps that might be undertaken to upgrade our neighborhood security equipment and overall systems. The committee expects to issue a draft summary of these efforts, along with recommendations on improvements, in the near future, a draft which will then be distributed to all homeowners for comment and input.

HOA Finances: All expenditures are in line with the current approved budget.

The meeting was adjourned at approximately 11:00 AM