

BOD Meeting 4-12-10

Pat B called the meeting to order at 7pm

In attendance- Pat B, Kirby, Derick, Sara, Heather and myself.

Minutes from last BOD meeting read and treasure report given and accepted.

Kirby had a question regarding the \$307.50 bank charge from the treasure report, charge was for a returned HOA dues check. Statement will be change to reflect a \$300 returned check and \$7.50 bank charge.

Pat B noted that the HO that purchased lot 45 needs to receive a copy of the convents. I will print and give to Pat B to drop off. Also noted was the purchase of lot 10 and the need to get a copy of the convents to the new owners. I will take care of getting a copy to lot 10.

ACC committee report: The poles in front of the retention pond on the small side still need to be repaired from where the bolts were cut and the pole/holder destroyed. It is believed this was done by lot 45, Pat B will address the issue with the HO and the board will need to determine if the HO will need to be charged for the repairs.

The landscape company was contacted regarding the small stumps left from cutting down the alder trees. They responded promptly and took care of the issue, however there was a slight misunderstanding and they thought they were supposed to remove the large stump. Several people noticed and corrected them before they had gone very far, there were no charges on the most recent bill for any extra labor, just the expected additional \$60 to maintain the area already cleared.

It has been noticed that the HO of lot has been putting their lawn clippings and other debris behind the entrance sign. They HO may feel this is part of their property as it is right behind their fence. Heather will have the ACC board talk with the HO.

Derick asked if the area at the end of the road, where the future road expansion sign is, is part of the common area? The area is full of blackberries that are encroaching on the road. This area is not a common area and therefore will not be maintained by the HOA. It was noted that the county should be contacted about the issue so that they could clear it, Derick said he would also work on cutting it back.

Welcome committee: The community cleanup is scheduled for May 1st. Heather requested \$150 for the food and drinks, approved. Pat B will contact the county so that they can drop off the cleanup bags and know to pick up the trash afterwards. Also Pat B will get the treats/gifts to give to the kids that participate.

The Easter egg hunt went well, there were approx. 20 kids in attendance, all kids got plenty of treats. Not too many people stayed for the lunch afterwards.

The date for the community garage sale has not been firmed up yet, likely to be the first Friday and Saturday in June. It was noted that it might be a good idea to

have it at the same time each year, with the thought that might help people remember it and encourage even more participation.

Safety committee: Due to Dave leaving the board, there was no representative of the safety committee present at this BOD meeting. As he noted at the HOA annual meeting, he is going to continue to be on the committee. Kirby offered to be the BOD representative on the safety committee. Pat B noted that one of the items that need to be resolved was the replacement of the security signs in the correct locations. It was suggested that the children at play signs could be attached to the security signs with removable bolts/nuts so that they could be removed if/when there will be representatives from the county in the area.

Discussion about getting real cameras and placing them on the homes or in the yards of the homes closest to the entrances and using a web service that all the HO's could access to monitor the entrances, similar to what daycare centers do. Also would it be possible to get a formal neighbor hood watch program in place?

One of the other issues that was brought up at the HOA annual meeting was a central location for information regarding the community, board meeting notes, reminders etc. Sara offered to have Travis create a web site for the HOA. She will find out the costs etc and get the info back to the BOD. Earlier in the meeting Derick wondered about how to get more HO's involved in the activities of the community, Pat B suggested that he come up with a motivational statement to put on the web site. Derick said that he would be willing to do this.

Regarding the ACC committee and the landscaping / maintenance of the area behind the mailboxes between lots 5 and 6. Do we want to clean up / cut back the rest of the land during the upcoming community cleanup or have it done by the landscapers? There was some discussion regarding what could/should be done with the area and what the HO's concerns were. Kirby suggested that perhaps the HO's would be happier if there were screen trees planted along the outside edges of the area.

Due to this being the first meeting of the new BOD, election of a president and vice president need to happen. After some discussion, Pat B was elected president and Heather was elected vice president.

It was decided that the BOD meetings will continue to be held on the 2nd Monday of the month at Pat B's house starting at 7pm. Everyone agreed that the BOD would use email to decide issues that could not wait till the next meeting.

Meeting was adjourned at 830pm.