

Minutes
Feb. 10 Board Meeting

Meeting called to order at 6:30 p.m.

Board members present: Mary McDermott, Donna Hagblom, John Bria, Debbie Bass, Katie Lou Nielson, Greg Fraser, Mike Perlman, Bill Wassmer, Evelyn Strong.

There were thirteen (13) homeowners present. See attached list. Mary welcomed all those present.

First item of business was a "Declaration" presented by a homeowners committee that has been formed. Attached is a copy of said declaration with members listed. Board encouraged all attending to get involved serving on various committees. They were asked to let Bruce know what special concerns they have so he can provide to correct documents. He would prefer they schedule an appointment with him to meet. No Special meeting with the Board has been scheduled at this time.

Under OLD BUSINESS:

PROPOSED BUDGET- 5 Board Members voted to not approve, 4 abstained.

Katie and Bruce will meet next Tuesday night to rework the budget before the full committee meets.

RESULTS OF SURVEY:

52% for 1 pet only, retain size limit at 45 lbs.

55% against allowing skateboards, scooters, skates.

55% for allowing legal fireworks.

59% against gates at entry to park.

67% in favor of Basketball bankers on half of tennis court.

ANNUAL AUDIT: Bruce will put copies in Board members file.

COMMITTEE REPORTS;

Grounds: John Bria, Chairman, gave detailed report of concerns and items for attention. Copy provided to each board member.

C.C. & R's: Katie and committee still reworking. More committee members will be included in future deliberations. Ken Long and Marilyn Kraync are added in addition to previous members, Elden Bodily, Delores Lenhart, and Evelyn Strong.

Neighborhood Watch: Donna expressed frustration at lack of interest from homeowners.

Rules enforcement: Evelyn has nothing to report. Most violations were included in the grounds report.

Report on Surveillance cameras:

Bruce gave costs ranging from less than \$100 to over several thousands. Greg had talked to Bruce about increasing the lighting under carports at the townhouses. Several halogen lights were installed as a trial. Lighting is very bright, which will discourage the vandalism occurring on cars, etc. in that area. Homeowner's response is very positive. This seems to be a lower cost alternative to surveillance cameras. No action voted.

Under NEW BUSINESS

Mike Perlman resigned as Architectural Committee Chairman due to lack of time to devote to the responsibility.

Mike made motion to nominate Greg to position, second by Donna. All voted aye. Donna made motion to nominate Mike to Vice Chair, Bill second. All voted aye. Board voted to approve as committee members Larry Griffiths, Andrea Crittenden and Mark Leonard. Committee will meet within the next week.

FINANCE AND MAINTENANCE REPORT:

Bruce detailed both the monthly income and expense report as well as maintenance progress. Copies provided each board member.

Homeowners were excused for complaints report in order to maintain anonymity of complainants.

Illegal parking, pet violations, and vandalism. Also complaints about noise from neighbors and paper delivery person. Also residents or their visitors trashing area with cigarette butts and garbage cans not properly stored. Mike suggested that homeowners be given resident stickers to display on their vehicles to address problem of illegal parking by visitors.

Greg raised discussion about bids for painting. As architectural committee he will obtain other bids in addition to those previously presented by homeowners committee.

Some discussion about Mr. Spencer's desire to help solve refurbishing project in park. It was suggested that he work with Greg on long term objectives for park.

John made motion to adjourn, Mike second. All voted aye. Meeting adjourned at 8:55 p.m.