

## HOA Board Meeting Minutes

Thursday, June 12, 2012

- May 2012 Meeting Minutes-Approved
- ARC Communications-Jim M
  - Fine appeal process-All In One to provide wording example; reviewed and made changes, Ken to review final and then it will be posted on the Website under the ARC tab
  - Mike Barnes by law changes-once the By Law changes are voted and approved, 51% positive responses is required for the By-Law changes to be approved. If approved the By Laws have to be recorded by an attorney. All-In-One will provide a cover letter for Board review.
- Pool Discussion
  - Pool Furniture-Feedback is positive but many want more lounge chairs.
  - Pool Information in News Letter-
    - If you are leaving the pool for more than hour, take your gear with you so others may use the chair or table.
    - Residents need to pick up after themselves, including moving chairs back where they were originally located.
  - Monitor at Gate-It has gone well, budget has been used up. Board approved an additional \$725 to be expended at 25 hours per week for 4 weeks.
  - Please note in the news letter that we have video servallience, and parents should remind there that they are trespassing when at the pool after hours. Loss of all pool priveledges will be one of the punishments for those that are found to be entering the pool after hours.
  - Life guard chair has been removed.
  - The pool surface is bubbling up in five locations. Dave Brown will show Ginny Rendini the locations, and Ginny will get with Pat to discuss with Pool Resurfacing Contractor.
- Social Committee Information-Karen Grattafiori
  - Movie night on Friday, June 29, 2012
  - Karen and Karen to research outdoor movie system. They will get information together within the next week for purpose of June 29 movie night.
- All-In-One Property Management
  - Financials-Current
  - Covenant Revisions-see discussion above
- Security
  - Karen will contact the security person and we want two days a week for ½ hour. If they can't do that, terminate the service.

➤ Club House

- Shadow Box needs to be hung in the Kitchen; Dave B will hang it sometime this week.
- Trim to be fixed along ceiling

➤ Landscaping/Common Property-

- Status Update
- Rose bushes died and will be replaced.
- Sprinklers to have timers adjusted to 6 am.
- Sprinkler monitor needs to be repaired, and/or re programmed
- Southern signs to be contacted for information board signage-Karen B

➤ Tennis-

- SE Tennis has been called about cracks in court, Ken needs to follow up with Rick with SE Tennis. Need crack filler.
- Rollers; the inserts that hold the roller pad.

➤ New Business

- Investigation into bathroom remodeling. Ginny R to get recommendations from others.