

HOA Board Meeting Minutes; Tuesday, October 9, 2012

- September 2012 Meeting Minutes-Approval
- ARC Communications-Jim M
- Pool Discussion
 - Solicitation of Pool Services
 - Splash-Negotiation
 - 11 am to 7 pm;\$18,000 for monitors for duration of summer through August 4, and then on weekends through September 2, 2013)
 - \$300 total to check pool twice per week, chemicals and sweeping, to keep the pool open through September 29, 2013
 - The pool surface five locations-Splash has fixed the Lazy River, but still have the main pool to inspect and evaluate.
- Social Committee Information-Karen Grattafiori
 - Chili Cook Off/Browns Farm Festival-Saturday, November 17, 2012; 4 PM
 - Christmas Decorating Function-December 3, 2012; 6:30 PM
 - Christmas Party-December 8, 2012
- All-In-One Property Management
 - Financials-Current
 - Landers Pool Use-Response from Kathy Dorough –no response from Kathy, and no response from the Landers from the letter sent from Brown’s Farm
 - Covenant Revisions-2nd Mailing with the old and new with a table that identifies the change.
- Security
 - Status of Security-Karen to reconnect with security company’s
- Club House
 - Shadow Box needs to be hung in the Kitchen
 - Trim to be fixed along ceiling
- Landscaping/Common Property-
 - Board voted to retain Tommy Smith for contract value \$23,500, all inclusive except for irrigation repairs and additional plantings.
 - Southern signs to be contacted for information board signage-Karen B
- Tennis-
 - Rollers; the inserts that hold the roller pad-Karen to provide needs list for rollers.
 - Divider to be installed week of October 8, 2012
- New Business
 - Exhaust Fan for the Pool Bathrooms
 - Future project-tear the deck from the tennis pavilion and replace with Trex or comparable system. Ken to get budget pricing together.
 - Outside furniture awning area, and refinishing the existing chairs. Stain and clear coat for outside use.
 - Barb wire on top of the gates and fence.
 - Mail Box and Signage paint company to paint all signs. Dave Brown to get a company and price.