

Board meeting 6-10-11

Board members present:     Pete Russo  
                                      Diane Spero  
                                      Pete Dunfee  
                                      Brad Clyne

Meeting began 7:05pm.

Vote held to have Brad join the board. Vote was in favor 3-0.

The refrigerator in the kitchen at the pool cannot be cleaned and used. There is mold growing in the unit and inside the coil area will that make it unsafe to put consumables in. Apparently the electricity was turned off at the end of the season and there was no effort made to be sure the unit doors were ajar. The board will check out prices for another unit. A homeowner mentioned a possible donation of one but we have not heard yet.

Financial hearings will be held between 6-20 and 6-27. There are about 30 listed financial hearings that have to be held. People owing balances currently have pool privileges until hearings at which time pool access and other Member privileges, will be suspended until balance is paid in full.

The board will get pricing for signs to post along the pond asking members to park on the pavement and not on the grass. Also, a price for a "pick up after your pet" signs will be priced and we are looking into a "potty bag" station.

Capital funds update: Brad gave a history of the capital funds. Per attorney Black, we will find out the pros and cons of what to do with the money. The board will instruct Ben to put that money into a separate account so that it is no longer considered part of our Reserve. We are to get a breakdown of Black's hourly rate. Board agreed to have Mr. Black investigate how to process the remaining capital funds.

Ben will be directed to obtain quotes for resurfacing the pool. There will be a notice in the next newsletter for residents to be aware if we cannot raise the money to resurface the pool, it will not open next summer.

Considering the documentation we received from a homeowner showing the original check-off list from the builder, we have gotten closure of the white door issue. Keystone builders also has confirmed that home owners were given a choice of door color, most matched the shutters but it was not mandatory. The ARC will be using this information for future requests for the painting of front doors and shutters. We also received the original list of colors which the board agreed to have the ARC Committee use as a color palette.

Wood sheds are allowed as long as they match the exterior siding of the homes trim and color.

The board will try to obtain an original copy of the CCR's that can be converted to Word.

June 17<sup>th</sup> is safety day at the pool. We are entertaining the idea of giving away popcorn and selling drinks. This is still to be determined but either way, the police, fire rescue etc. will be there from 2-6pm.

MI has responded to our request for assistance with our pool party. They would like to help but are unable to do so until mid July. It was agreed to postpone the party until we have their support in order to defray costs.

The basketball hoop will be in tomorrow and the installation will take place next week.

The board will hold off on ordering any new pool furniture until funds are allocated for pool resurfacing.

Fund raising will be discussed at the July board meeting.

Meeting adjourned at 7:48pm.

Meeting with board and ARC chairperson, Rich Hagens began at 8:06pm.

Color palette was discussed.

Decision reached that although white doors are allowed, they should be staggered.

The ARC will come up with a sheet of basic guidelines.

ARC will begin follow up on jobs after stated completion date to be sure they are indeed complete and in compliance with what was submitted on the request.

Meeting ended at 8:34pm.