

AVHA Board Meeting

August 16, 2012

Minutes

7:35pm Meeting called to order

In attendance: Scottie Burnett, Joe McIntyre, Art Ray, Dana Hayner, Gideon Goodwyn and Stacie Dayton

Old Business

Stacie notes that we had to pay the attorney for a "Legal Opinion" regarding the enforcement or lack of enforcing the community rules and regulations in the past. There was an above ground pool that was allowed many years ago on Bryn Mawr Ln, and now there is another one going up, but we can't do anything about it because the other one was allowed (this goes along with the legal opinion).

The Board also asks Stacie to look into enforcing the painting of the Borsellino house. He has been paying his fine every month, but has yet to paint his house as he was judged to do at the trial. Stacie took pictures of this house in May, and as of this meeting it still has not been completed.

When will the website be completed? It has been over a year. Joe assures everyone it will be very soon, probably next month.

Will there be an end of the summer picnic? It was not specifically mentioned in the summer newsletter, so it depends on if there is a volunteer to plan it. If there is one it will be held August 25th.

New Business

Mr. Ferguson (corner of Bennington Rd & Auburn Dr) called a couple weeks ago complaining his daughter fell off her bike while riding on the paved trail. He implied that if she was hurt worse than she was, he would have sued the HOA. He also called the city inspector to come look at the paths. Mr. Ferguson advised the Business Manager, Stacie Dayton, that the paths are in disrepair and the HOA's responsibility to fix them, according to the city inspector. To date there has been no official violation sent from the city in regards to this matter. AVHA's attorney advised us that we are in fact responsible for the paths.

In 2009 AVHA paid for an assessment of the association and common areas in the neighborhood. At that time, it was noted that the paths were in detrimental condition. Now they are in extremely bad condition and MUST be replaced.

Stacie calculates that this could come to \$300 or more per homeowner if we need to do an assessment to fix the paths. Stacie also provided documentation from city code to have a special assessment without homeowner approval because it falls under maintaining the common property.

Gideon's thought is that we should dig them up, level them, and let them grow over. This could present many problems though, such as then we have to get rid of the bridges, and even though the paths will not be paved, people will still use them. This would cause them to be an even greater liability.

Gideon will get 3 estimates to present at the next Board meeting. Joe suggests we involve the community and let them voice their opinion on what should be done with the paths. This means that there would need to be a separate mailing done with ample notice to homeowners regarding the proposal, causing additional cost to the association. All Board members are in favor of keeping them.

Dana suggested that we ask the attorney for advice on this matter, and could she/he come to our next meeting? Stacie will contact the attorney and try to schedule this.

September 10th is the next meeting. If the attorney can come, it will be held at 7pm rather than 7:30pm.

Mr. Ferguson also requests that he be allowed to plant some small palm trees that the corner of his lot. The Board unanimously approves this.

Meeting adjourned at 8:43pm