

**Officers:**

Position	Name
President	Heather Murray
Vice President	Donna Astern
Treasurer	Bryan Carl
Secretary (Interim)	Alan Murray
Pool Director	(Vacant)
Maintenance Director	(Vacant)
Social Director	Donna Astern
Hospitality Director	Charisse Keys
Architectural Director	Alan Murray
Manager	Community First Mgmt. Co.

**Board of Directors:**

Name	Expires
Heather Murray	2016
Donna Astern	2017
Bryan Carl	2018
Alan Murray	2017
JT Fears	2016
Scott Astern	2018
Charisse Keys	2018
Tessa Dysart	2016

Meeting called to order at 7:32pm

**Present:** Alan Murray, Bryan Carl, Charisse Keys, Donna Astern, Heather Murray, Scott Astern, Tessa Dysart

Absent: JT Fears (excused)

**Agenda:**

- Approve Minutes
  - All Board Members present voted in favor of approving the December 14, 2015 minutes
  
- President's Report
  - Collections/Payment Plans Update.
    - Need some questions for Thomas and Associates concerning delinquent accounts.
      - Heather is going to contact Thomas and Associates for clarification.
    - Credit card payment option still not working on CFM's website.
      - Heather is going to meet with CFM to investigate the issue.
    - Inaugural Coffee With a Board Member social went well in December.
      - Next CWBM is scheduled for Jan 17, 2016.
    - Social Events meeting on Jan 10, 2016 well received.
      - Tentative activities setup.
        - Feb - Card Crafting
        - Feb – Social Newsletter - Donna
        - Mar - Community Cleanup
        - Next meeting scheduled for Apr. 17, 2016
  
- Treasurer's Report
  - Received report from Bryan Carl on status of accounts.
  
- 2016 Winter Newsletter

- Reviewed the 2016 Winter Newsletter for content and corrections. With corrections performed, there was a vote on the release of the newsletter. Vote passed.
- Board Officer and non-Officer Vacancies
  - The Board considered the candidacy of Alan Murray as Interim Secretary for the Officer vacancy position.
    - All Board Members present voted in favor of approving Alan Murray's candidacy.
  - The Board considered the candidacy of Donna Astern for Social Director.
    - All Board Members present voted in favor of approving Donna Astern 's candidacy
  - The Board considered the candidacy of Charisse Keys for Hospitality Director.
    - All Board Members present voted in favor of approving Charisse Keys' candidacy
  - The Board considered the candidacy of Alan Murray for Architectural Director.
    - All Board Members present voted in favor of approving Alan Murray's candidacy
- Other Business
  - Questions concerning CFM documentation.
    - Heather is going to set up a meeting with Brian from CFM to get come clarity on the documentation they are currently providing.
  - Pool Fencing. (Alan)
    - Alan presented an estimate for completing the 8' pvc coated fence around the pool with gates and a 4' pvc coated fence around the kiddie pool with gate. The quote based on 65 ft. of 4' fence, and it is actually 52 ft. He will call for more accurate quote. Also, we are waiting on information from High Sierra to ensure that what we are planning is within the new regulations that have come out. We also want to identify any other issues that may need to be addressed within the clubhouse grounds.
  - Coffee with a board Member / Social Events Meeting (Heather / Donna)
    - Both went well. People beginning to get involved. Have tentatively set up events for cleanup, crafting event, etc. Next Coffee with a board member and Social Events Meeting set for April.
  - Thomas & Associates Questions
    - Heather is setting a meeting with Thomas & Associates in order to address various collection issues.
  - Path Signs. (Charisse)
    - Charisse has received a quote for 10" x `14" "Use At Your Own Risk" signs for the paths at a cost of \$20.00 / sign. With an order of 20 or more, we receive a 20% discount. Decision tabled until the February meeting. Charisse is also going to contact the company to see if they have any recommended installers.

- Date for Next Regular Meeting: February 8, 2016
- Homeowner Forum – None Present

*Meeting adjourned at 9:30pm*

Agenda Items for February 8, 2016

- Abingdon Village Website Access
- Facebook Page Access
- Nextdoor Access
- Update on Fencing Quote (Alan)
- Update on CFM/Thomas and Assoc. Data
- Update on Payments with CFM

Respectfully Submitted,

*/s/ Alan D. Murray*

Alan D. Murray  
Acting Secretary  
Abingdon Village Homes Association