

Abingdon Homes Village Homes

Board of Director's Minutes

July 11, 2016

Officers:

President	Heather Murray
Vice President	Donna Astern
Treasurer	Bryan Carl
Secretary	Vicki Nuvill
Pool Director	JT Fears
Maintenance Director	JT Fears
Social Director	Donna Astern
Hospitality Director	Charisse Keys
Architectural Director	Alan Murray
Manager (non-board)	CFM (Brian Reese)

Board of Directors:

Heather Murray	Exp 2016
Donna Astern	Exp 2017
Bryan Carl	Exp 2018
Vicki Nuvill	Exp 2017
JT Fears	Exp 2016
Alan Murray	Exp 2017
Scott Astern	Exp 2018
Charisse Keys	Exp 2018
Sabrina Arehart	Exp 2016

Meeting called to order on July 11th, 2016 7:30 pm

Present: JT Fears, Alan Murray, Donna Astern, Scott Astern, Heather Murray, Charisse Keys, Sabrina Arehart

Absent: Vicki Nuvill – family emergency, Bryan Carl - working

Prior to this meeting, the board voted and approved by email to purchase two (2) park style grills for the clubhouse area at a cost of \$71.99 each. The grills have been purchased and delivered.

Prior to this meeting, the board voted and approved by email to have High Sierra replace the pressure gauge. It was recommended by High Sierra. Cost \$33.00

Prior to this meeting, the board vote and approved by email to have High Sierra replace the Chlorine Feeder Squeeze Tube for liquid chlorine. Cost \$88.00

Prior to this meeting, the board voted and failed by email the motion to have High Sierra replace the leaf net.

Prior to the meeting the board voted and approved by email to have JT purchase the leaf net and submit the receipt for reimbursement.

Agenda:

- Approve Minutes
 - All Board Members present voted in favor of approving the June minutes.
- Treasurer's Report
 - Presented by Scott. Reviewed monies spent for the month.
 - Received \$92,091.13 in dues year-to-date. \$7,544.03 still outstanding.
 - Pool passes – 43 purchased
 - Operating Budget \$72,126.06
 - Reserve Budget \$12,409.02

- President's Report
 - Realty Packets
 - Plan for future lawn care and poison ivy treatment – Heather got a quote for \$825 for poison ivy treatment/removal.
 - Deep Clean of Landscaping will come out of Reserve Funds.
 - Clubhouse phone works now

- Vice President's Report
 - CFM
 - Violations – 14 have been resolved, five unresolved, four of which will receive a 2nd notice, two of those have requested additional time. Due Process Hearings are scheduled for Monday 8/8/16 for these items.
 - Adopt-A-Program

- Social Director's Report
 - National Night Out – Parade on August 2nd. Meeting on Tues 7/26/16 @ 6:30 pm to discuss the event.
 - Prettiest Yard Winner – Mrs. Roslyn Woodard on Adelphi. Congratulations!
 - Kid's Book Exchange – Non-starter – One child stopped by, but left since no other children were there. We'll try again during the winter months.
 - Kid's Clean Up Day – kids had a great time.
 - Labor Day Pig Picking
 - Motion to purchase a pig for a pig roast for the Labor Day celebration. Andre has volunteered to smoke it. Andre has a Food Handler's license. The cost is \$300. The motion was approved by the board members present.

- Hospitality Director's Report
 - Club House rental/pool party scheduled for 7/27
 - Club House Rental pricing meeting scheduled Sun 7/17 @ 2pm to establish hospitality procedures.
 - 3 welcome packet delivered

- Architectural Director's Report
 - Approval for ACR
 - Securing picnic tables – tables have been secured
 - Securing the playground

- Pool Director's Report
 - Lights around the pool – some need lights need to be repaired around the pool
 - Diving Board

- Old Business
 - Speeding Signs – Sabrina obtained signatures, but needs to get with the city. She will follow up to obtain the proper procedures to get the process started.
 - Basketball Hoops – JT to research metal basketball nets to replace the nylon ones.
 - Tennis court nets – Sabrina volunteered to research the price of new nets.
 - Path Sign Installation – tabled until September
 - Alarm System – tabled until next month
 - Installation of grills
 - Updates – Volleyball net, Baby Swings and Diving Board were installed.

- New Business
 - Alarm – Simply Safe. Tabled until next month.
 - Pet Waste Station –
 - Motion to install a Pet Waste Station outside of the clubhouse before the play area. Motion was approved by the board members present.
 - A Cut Above’s contract ends 8/24/16. Heather working on quotes from new landscaping companies.

- Homeowner Forum
 - Addressed a couple of homeowner’s personal concerns.

The meeting was adjourned at 9:00 pm.

Respectfully submitted,

Sabrina Arehart for Vicki Nuvill
Secretary
Abingdon Village Homes Association