

## **Chestnut Trails Homeowners Association Board Meeting Minutes**

**Meeting called to order 10/27/08 at 7:06 p.m.**

### **Roll call:**

President: Ron Duncan –present

Vice President: Frank Marino – not present (wkg late)

Secretary/Treasurer: Dan McGilvray - present

### **Proof of Notice of meeting or waiver of notice:**

Majority of board members present

### **Reading of minutes of preceding meeting**

Board approved prior meeting minutes with exception of moving item number three under new business to item #3 in unfinished business since it had been discussed in a previous meeting.

### **Reports of officers**

President Report:

- 1) Meeting with Sound Property Services to get better representation for the homeowners association than what is being provided by Condominium Services.
- 2) Enforcement Action going out on the 3 unpaid assessments for this year. It costs ~\$43 to file a lien and release a lien for the paperwork.

V.P. Report: n.a.

Secretary/Treasurer Report:

- 1) There is \$10,060 in reserve at Community Association Bank which is now owned by Mutual of Omaha (was First National) and is FDIC insured.
- 2) There is a 3% increase in the lawn service for the new year.

### **Reports of committees**

ACC Committee:

- 1) Lot 105 siding request denied due to the fact that it is basically vinyl siding.
- 2) Lot 105 tree removal was approved
- 3) Sidewalk review is in process
- 4) No pending requests

### **Unfinished business**

- 1) 5 panels around the pond area need to be fixed and tree removal is required for the larger trees in the pond area. It will be ~\$1,000 for tree removal and \$200 for the

- brush removal. No dumping signs will be placed by the pond to attempt to keep people out/allow enforcement of some kind.
- 2) There will be a meeting with Premier Lawn Service at some point to go over the details of the contract
  - 3) Wood chips are on backlog and tot lot maintenance needs to be done.
  - 4) Mention of starting to think about new neighborhood sign possibilities
  - 5) House rules discussion was delayed
  - 6) Cont'd discussion of fence issues on Lot 29 since it is over the property line and nothing has been done. It is a compliance violation and we will figure out the proper steps to take to get it resolved.

**New business.**

- 1) None

Meeting adjourned at 7:51 pm