

Country View Homeowners Association
Board of Directors Meeting Minutes
June 4, 2013

LOCATION: Country View Tennis Courts

<u>I. ROLL CALL</u>	Dan Schilling – President	-Present
	Paul Cahalen – Vice President	-Present
	Kathy Steigauf – Treasurer	-Present
	Gladys Ford – Secretary	-Present

Also present: Patti Hoster from Community Association Management

II. CALL TO ORDER

The meeting was called to order at 7:05 pm.

III. HOMEOWNERS FORUM / VISITORS

The following homeowners were present:

Pat Baran 2209 Tahiti Dr. Scott Morris 2344 Barbados Dr.

The Board acknowledged the passing of Board member Patti LaGuardia. An article will be included in the next newsletter.

The homeowner from Barbados attended to discuss his architectural application.

There was discussion regarding the Neighborhood Watch Program. An item will be put in the next newsletter to let homeowners know how they can participate.

IV. REVIEW OF PREVIOUS MEETING MINUTES

The Board reviewed the minutes of the April 2, 2013 Board meeting. Motion K. Steigauf, second G. Ford, approved 4-0.

V. TREASURERS REPORT

Kathy Steigauf reviewed the financial report for the period ending April 30, 2013

\$164,067 in the Reserve account

- Expenses:
- General and Admin – \$3,472 unfavorable YTD
- Contract and Maintenance – \$4,667 favorable YTD
- Utilities – \$1,605 favorable YTD
- Total Budget – \$2,799 favorable YTD

Motion K. Steigauf, second D. Schilling to approve the financial report, approved 4-0.

There were no accounts to be sent to collections.

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VI. OLD BUSINESS

Dan reported that the weed abatement was completed. The area behind the hospital was extremely sandy and needed to be hand mowed.

VII. NEW BUSINESS

The Board approved the following architectural applications:

- 2380 Barbados – Room addition
- 113 Bahama – Painting
- 3421 Bermuda – Solar Installation
- 3414 Java – Painting
- 303 Kauai – Painting
- 2344 Barbados – Fence, stucco, driveway

The Board reviewed a proposal from Del Conte Landscaping for the installation of mulch around the tennis courts and cabana. The proposal was declined.

The Board reviewed proposals for a full reserve study with site inspection and selected Reserve Study Specialists. Motion P. Cahalen, second G. Ford, approved 4-0.

VIII. MANAGEMENT REPORT

Patti Hoster reviewed all the correspondence sent and received since the last meeting.

IX. REVIEW AND PREPARATION FOR NEXT MEETING

The next Board meeting will be held on Tuesday, August 6, 2013 at 7:00 pm at the Country View Tennis Courts.

X. EXECUTIVE SESSION

The Board moved into Executive Session to discuss delinquencies and violations.

XI. ADJOURNMENT

The open meeting was adjourned at 7:55 pm.

Attested:

Date

Date