



## **Minutes of Board of Directors Meeting** **on September 26, 2018** **at Fruitville Library**

6:03 Call to order, attendance & establishment of quorum.

Gary Walsh, Sharon Stringer, Mary Lynn Endter and David Johnson were in attendance. A quorum was established.

Minutes of the June 13, 2018 meeting were read. Mary Lynn moved that they be accepted as read, Gary seconded the motion, and after a vote, the motion carried.

### **President's Comments:**

An update about Fresh Start is coming a little later. As far as our development is concerned, we don't seem to be having major complaints.

Sharon updated us about the plantings near the entrance. We've had so much rain this summer that we haven't run the sprinklers, and we still seem to have had too much water for some of the plants. Some discussion ensued regarding the reasons for the failure to thrive.

### **Financial Report**

Gary presented the financial report, which is current only through the end of August, 2018. Diane, our Treasurer, was unable to join us tonight due to illness. As of August 31, 2018, we had approx. \$26,000 in our operating account. The reserves account has approximately \$51K in reserves, and they are fully funded.

There are still 3 homeowners who have not yet paid their 2018 dues. Gary is requesting that letters be sent.

Mary Lynn inquired about the potential risk of problems like the ones that Ms. Duchesneau (Lot 43) brought up at our previous meetings this year. Gary responded that the problems do not represent a financial risk to the Association.

John & Susan Finlay (Lot 66) were present, and brought up questions around erosion on their property. From their estimate, they've lost approximately 6 feet of land, and there are tree roots exposed now. Gary agreed that he would locate the contact information for the engineer that he met with previously, and meet with the Finlays to evaluate options.

David moved that the financial report be accepted, Mary Lynn seconded. A vote was held and the motion carried.

### **Committee Reports**

The Modifications Committee had nothing to report.

The Violations Committee had nothing to report.

Gary mentioned that Mr. Ridenour (Lot 5) had a 35' trailer parked on his property for 6 days, in violation of the 72-hour rule. Gary requested that a violation be sent to the homeowner.

### **Old Business:**

#### **Docs**

Dan Lobeck still hasn't done anything with these.

#### **Fresh Start Initiative**

Gary gave us an update on activities since the last presentation in June. The County Commissioners instructed County staff to work with Fresh Start to develop the ideas which were presented, but proved difficult.

The YMCA project stalled when, after changes in their Board as of July 1, 2018, the new Board voted to distance themselves from a benefactor who was willing to supply funds for that project.

Gary reported that at the September 12, 2018 County Commission, Fresh Start was the only item on the agenda. Bob Waechter got up to speak first, urging the Commissioners to disregard Fresh Start and allow developers to build whatever they please.

### **New Business**

Sharon asked about the homeowners who planted trees on Association property.

Sharon announced that she does not plan to serve another term after her 2-year term expires at the end of this year.

Mrs. Finlay asked if a notice could be sent about trimming the trees that overhang the sidewalks. Gary agreed that a notice should be sent.

Next meeting will be the Annual General Meeting on Wednesday, December 12, 2018 at 5:30PM.

The meeting was adjourned at 7:15 PM.