



Meeting of the Board of Directors

March 11, 2016

Minutes of Meeting

The Board of Directors met at 10:00 a.m. with directors present of Justice Keller, Mary Parsley, Bill Brown, and Tim Raub. Leslie Rutherford was absent.

The minutes of the February 20, 2016 board meeting were reviewed and approved as presented.

The Board reviewed the most recent draft of the Policies and Procedures Manual. This draft was previously posted on the Association's website, and homeowners were invite to submit comments in writing, or by attendance at today's meeting. A copy of the posting (at mailboxes) of today's meeting is attached.

Comments from homeowners Tiffany (lot 17) and Mattson (lot 20) were reviewed against the draft document, and several changes made in response to the comments received.

Upon motion by Tim, seconded by Bill, The Board voted unanimously to approve adoption of the Policies and Procedures Manual, as revised in today's review.

The draft Annual Communication to Homeowners was reviewed and several changes noted. The revised document will be updated by Justice, and copies will be distributed to homeowners by March 31.

Bill described several fence maintenance issues, including the need for tree removal to re-establish the fence line on the east side of Lot 51, and several locations along Flora Street. Bill has been in contact with the adjoining owner to the east regarding their removal of a tree behind Lot 51. Bill will also contact Jefferson County Road and Bridge about the removal of encroaching trees along Flora Street on County property. Hopefully, fence maintenance can be performed in late April.

The next meeting of the Board will be at 10:00 a.m. on June 10,2016.

The meeting was adjourned at 11:00 a.m.

Respectfully submitted,

William E. Brown, Secretary