



Meeting of the Board of Directors
August 3, 2015

Minutes of Meeting

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

The minutes of July 15, 2015 meeting of the board were reviewed and approved.

The arrangements for the upcoming picnic on August 8 were reviewed, with directors present undertaking to distribute reminder notices and procure picnic food and supply items on Friday, August 7. The costs to the Association will be less than \$225.00,

On July 21, 2015, the Board met with David Minor, Supervisor of Jefferson County Road and Bridge District 1, which meeting included a walking tour of the subdivision, with discussion about surface water drainage, county rights-of-way and dead trees in the area. The County will undertake to restore drainage lines, noting particularly several areas where water accumulates and does not run off as designed. County right-of-way generally extends 6 feet from the edge of pavement. Attached to these Minutes is the follow-up email from Bill Brown to David Minor, dated July 28, 2015.

The Board reviewed, and approved for distribution, the attached memo to homeowners regarding surface water drainage, and Jefferson County's role in maintaining drainage and their upcoming work in the subdivision to re-establish functioning drainage in their rights-of-way along the County roadways. It was concluded to distribute this memo to each homeowner property along with the Picnic reminder cards this week.

Justice continues to pursue written approval from former director Aaron Bazar in order for the website host company to accept directions from the current Board to improve the Association website. The intention of the Board is to enhance the features and accessibility of the website.

There was extensive discussion of the policies and procedures. Policies have been drafted and will be reviewed by the directors and read against the existing governing documents. Review comments from directors are to be sent to Justice by August 26, 2015, in preparation for a final review at the next meeting of the Board. It is the intention of the Board that updated policies will be reviewed and ready for review by legal counsel by the next meeting of the Board.

The next meeting of the Board will be September 2, 2015 at 10:00 a.m., for the primary purpose of reviewing drafts of policies and procedures, in preparation for a review by legal counsel Hindman Sanchez. The goal of the Board is to have updated policies and procedures for distribution by the upcoming Annual Meeting of Homeowners.

The meeting was adjourned at 11:30 a.m.

Respectfully submitted,
William E. Brown, Secretary/Treasurer