

Summer Hall Homeowner's Association Meeting
January 8th, 2009
6:30 pm
Halls Senior Center

Agenda

1. President's Welcome and Introductions
2. Secretary's report – Review minutes meeting held November 24, 2008
3. President's update
 - a. Regarding status of the association
 - b. CC&R's and by-laws
 - c. lights
 - d. front entrance
 - e. landscaping bids
4. Treasurer's report –
 - a. status of dues paid for 2008;
 - b. balance in checking account, upcoming and outstanding expenses
5. Appointment of Committee members for Neighborhood Welcoming Committee, Planning Committee and Civic Affairs
6. Setting of Date for April meeting
7. Other new business
8. Adjournment

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Minutes

- 1) President's welcome and introductions
 - a. In attendance Grant Rosenburg, Larry Smith
- 2) Secretary's report
 - a. Minutes from 19 November, 2008 were read and adopted by the general membership
- 3) Status of association
 - a. We are incorporated as a nonprofit organization
- 4) CC&R and bylaws
 - a. Bylaws have been adopted by the board and will be available to all homeowners
 - b. Homeowners should initial that they have received bylaws
- 5) lights
 - a. all lights are on except for 1 pole on Shadewell
 - b. a work order has been submitted for the repair of the 1 light pole that is out – Bob Wooldridge will follow through with this issue
- 6) landscaping
 - a. sealed bids are being taken on the landscaping from bonded landscapers
 - b. bids are due by February 15
 - c. system was winterized in 2007
 - d. lawn bids – 26 mows, mulch install and overlay, leaf removal, shrubbery pruning, edge & weed removal
 - e. question about retaining wall area between Summertime and Evening Sun as a common area (special kind of mulch to stay on that hill)
- 7) Treasurer's report (see attached)
 - a. 36 of the 84 households have made some sort of payment
 - b. 10 households are delinquent on the \$10
 - c. expenses – PO Box, insurance, postage, attorney
 - d. anticipated – KUB, insurance, landscaping, filing fees, Hallsdale Powell
 - e. United Graphics donated printing and envelopes
- 8) Committee members
 - a. Welcoming Committee – Dina Lane
 - i. welcome new homeowners
 - ii. Greta Wright, Shannon Hancock
 - b. Planning Committee – Greg Wright
 - i. approval of fences, buildings, etc
 - ii. Jason Hall, Carrie Gardner, Sam Hancock
 - c. Civic Affairs – Bob Wooldridge
 - i. travel, reckless driving, safety issues

ii. Germaine Hornig, Larry Smith

9) Next meeting

- a. meetings will be held October and April of each year
- b. April 21, 6:30
- c. Jason Hall will donate a flyer about the neighborhood meeting

10) New Business

- a. property questions –
 - i. planning committee will approach homeowners about common area issues
 - ii. Greg Wright can be contacted with concerns
- b. Security committee plans to speak to homeowners about changing lights
- c. Larry Smith would like to be added to email list and will give voter registration for new homeowners (rsmithins@yahoo.com) and gave a donation to the association