

The Charleston Village Homeowners Association
Board of Directors meeting minutes
Monday, April 26,2010

Officers present: Hugh Cameron, Michele Medlin, Laura Linton, Bob Schmedding, Robert Nagel

Officers absent: none

I. Call to order: Hugh calls meeting to order at 6:35

II. Establish Quorum of Board: All members present quorum established.

III. Open Forum

IV. Approval of minutes: Minutes not available (Michele's computer formats them in a way no one else can open the file) she will reattempt to send to Beth following format change.

V. Treasurers report

VI. Committee reports

ARB:

- Still in need of new members, Laurie Stella is moving/resigning leaving yet another position open. Ask MaryAnn to add call for help to newsletter with info committee meets 30-45 minutes every other month.

Welcoming committee:

- only 3 new move ins so far this year.

Pool committee:

- Chairs in need of restrapping; quote \$727.00 Will seek replacement cost quote as well
- Chase has quoted \$2250.00 to replace the sand in the 3 filters (\$750 each). Beth states this quote is on the high side from her experience. Beth will get additional quotes from other companies, Mr. Ohare will read thte Chase contract to decipher if CV is contractually obligated to use Chase for this repair.
- In theory the sand change can be done while the pool is functional but Beth states "things never go as smoothly as anticipated" and suggests we wait until the pool is closed for the season.
- Signs at pool in need of update/replacing. Bob OHare will get quotes
- # of the roll to curb recycle bins have been requested for the pool deck.
- Idea of available wi fi discussed. Cost aprox \$97.34/month. Bob Schmedding suggests adding a s a line item in next year's budget. Laura Linton suggests Clubhouse budget could assist or possibly absorb this expense.
- Bob Schmedding needs the bottom line numbers. Ms. Linton and Mr. OHare will work to secure this number.

Swim team:

- Expecting largest team to date with 25-30% of households represented by their calculations.
- Home meet dates have been put on website as well as clubhouse calendar
- Requests to be added as a line item in budget, Hugh suggests this be considered for next year. All money used in running the team comes solely from fundraising and registration fees at this time.

- Suggestions that any monies budgeted to the swim team be used on non consumables that would remain in the possession of the CV pool.

Grounds committee:

- Requests increase in allotment for flower bed upgrades.
- Bob Schmedding motions to send response back to committee that the \$2500 is all we have to offer at this time. Laura seconds, motion passes unanimously.

Social committee:

- No updates

Clubhouse committee:

- Dawn Bradley ahs made a purchase for the clubhouse on her personal credit card and his misplaced the receipt for reimbursement. She requests using her card statement as proof of purchase for reimbursement. Laura motions to allow, Hugh seconds, motion passes unanimously.

Communications committee

- Newsletter will be coming out soon

Nominating committee

- No updates

VII. Management company report:

- 36 letters have been sent concerning yard upkeep, mailbox condition, trailers on properties and cars parked in the street.
- Columns with entry lights on right found to have broken wiring underground. Arrangements have already been made for the repair by Precision Technicians.

VIII. Old business:

- Quote for replacement doors in clubhouse; 6 French 2 others with interior blinds \$5785.00
- Hugh motions to proceed with installation, Laura seconds, motion passes unanimously.

IX. New business:

- Homeowners voice their concerns over the overall appearance and upkeep of the community, same issues that Management Company addressed in their letters.

Board moves into Executive session.

X. Adjournment:

- Hugh calls meeting adjourned at 7:50PM