

## TRUSTEE/HOMEOWNER MEETING AGENDA – 2/4/08

Start Time: 7:01p  
End Time: 8:44p  
Trustees in Attendance: 4  
H/O in Attendance: 2

1. Reading of 1/7/08 meeting minutes-  
In Carol Weber's absence, Trustee Keith Brown read the minutes. A motion was made by Joel Kray to accept as read, seconded by Karen Prasek. The motion carried.
2. Financial update-2007 year end, 2008 projections-  
Trustee Mike Ritchie said expenses for January 2008 were \$2,136.75 including \$700 in legal expense for attorney assistance in responding to the John Osthus letter of 12/21/07. Homeowner said the \$700 legal fees could have been used to purchase a projector for the annual meetings rather than have to rent one each year for \$200. Financial documents were made available showing 2007 year end detail. Discussion continued about how to best show 2007 financials in annual meeting that would be easier to understand. Suggestions made will be reviewed and taken in to account.
3. Old Business
  - a. ACC Update-Committee Chairman Joel Kray said that all five members had agreed to continue for another year and were thanked by the Trustees for their significant effort in the neighborhood. Joel said that the Architectural Control Form for the cedar terrace homes has been revised to simplify information required. The new form is now on the web site. He said a revision to the traditional homes form will be completely shortly and be available on the web site soon. He said the ACC has been put in a few "policing" circumstances they were uncomfortable with. He said that homeowners were indicating that they had seen construction activity on homes that they believed were not allowed but wouldn't provide the name and address of the home. The Trustees decided to help prepared a letter that the ACC could use, backed by the Trustee, that could be mailed to homeowners where violations were believed to be occurring as long as the reporting homeowner provided the name, address, and issue of the homeowner/home.
  - b. Lawsuit Update-Nothing new to report
  - c. Neighborhood Watch program-Trustee Keith Brown said he was in communication with the Manchester Police Department to determine a date and content of a meeting to be held in May. Information when available will be put on the web site and in the next newsletter.

d. March 3, 2008 Annual Corporate meeting-The meeting will be held at Barretts Elementary School at the corner of Carmen and Dougherty Ferry Rd. from 7:00-9:00p.m. Similar agenda items as in the past two years will be addressed along with some homeowner submitted items. Information has also been included in the Jan/Feb *Country Times* newsletter.

e. 12/21/07 letter from John Osthus on upcoming Corporate Mtg.-A letter was sent to John Osthus and the other 8 signers on 1/20/08 indicating that 5 suggested agenda items will be put on the annual meeting agenda for 3/3/08. The Trustees/Directors will provide residents an explanation of each item, how it is addressed in our Indentures, what process they have followed as well as legal opinion on some of the subjects by the subdivision attorney. Many of the subjects are specifically addressed in our Indentures and may or may not be eligible for resident voting.

f. Expiring Trustee position to be voted on and filled in April-The Trustees encouraged any resident to submit their name and resume for inclusion.

#### 4. New Business

a. Easter Egg hunt, Saturday, March 15-Event chairperson Karen Paszek, said that she had received subdivision funds for the hunt, that an Easter Bunny had been designated and that she had sufficient help from other homeowners. She hoped that as many subdivision kids as possible could attend.

b. Ed Meyer Memorial-Monica Brown is heading up the collection for a memorial. Please see information in the Jan./Feb/ newsletter. The deadline for contributions is 3/31/08.

c. CLW II Swim Team Info-It appears the CLW II swim team will remain in the same "division" as last year. Also the Gateway Swim & Dive association they belong to has instituted some new insurance requirements for swim meets. This will be discussed between swim team organizers, the Trustees, and the subdivision insurance provider. There will be more information to follow.

d. 2008 Projects-Estimates have begun on replacing the urinal in the clubhouse men's room. The valve is inoperable and plumbing is deteriorated. It appears that it will be a bigger job than first believed because of the drain location within the wall. An automatic flush device will be included and the urinal will be placed at a height to accommodate most ages. More information to follow.