

## CLW II TRUSTEE/HOMEOWNER MEETING MINUTES - 05/01/2017

Start Time: 7:07 pm  
End Time: 8:10 pm

Trustees Attending: K. Brown  
M. Hoyt  
L. Lee  
K. PAYNE  
E. Ruegg

H/O Attending: W. Armon  
J. Kray

1. The April 3, 2017 meeting minutes were read and accepted.

### 2. Financial Update

The balance in all accounts as of 4/30/2017 was \$218,162.13. Assessment receipts totaled \$98,368.26. Major expenditures were for the pool and common grounds.

### 3. Old Business

#### a. ACC Update & Compliance Violations (Joel)

Joel reported another quiet month. The ACC received 4 inquiries about procedures. 10 approvals have been issued in 2017. A home on Chestnut Ridge received Manchester approval for a project, but not ACC approval. A letter was sent to the homeowner. There have been no developments on Paul Wells or Anna Williams. Eric will check on the status of Anna Williams.

#### b. Common Grounds Update/Pool:

##### Pool (Keith)

The new pump building is under construction. Fiber cement siding like on the clubhouse will be used.

##### Parking Lot (Keith)

We will patch only the driveway for \$725.00.

##### Trees (Keith)

Dead trees behind the picnic grounds need to be removed in the not too distant future.

##### Damage (Eric)

Eric, Murray and Jerry Bender attended the municipal court hearing. However, municipal courts do not award damages for private property.

#### c. Honeysuckle (Murray)

Monsanto's patent expired so Round Up now costs \$14.00, or less than half of its former price.

**d. Delinquencies**

A petition for payment for \$6,532.00 (\$6,302.00 due, plus fees) will be issued against Kyle and Doreen Kombrink.

**e. Unkempt Property**

Our Alderpersons are working with code enforcement to identify homes with code violations.

**f. Common Ground Encroachment**

Eric sent a draft letter to our attorney regarding homeowner encroachment on common ground by homes on Beacon Woods and Imperial Point.

**4. New Business**

**a. Facebook Page**

Since a homeowner has offered to construct a Facebook page for the subdivision, we will invite him to meet with us.

Respectfully Submitted,

Lynn Lee  
Secretary/Trustee