

Alyson Pond HOA
Board of Directors Meeting Minutes
January 15, 2014
7:00pm at the Alyson Pond Clubhouse

Present: Adam Gartenberg (President), Karsh Fourhman (Treasurer), Nancy Elsam, Matoka Snuggs (Charleston Management), Jenipher Riddle-Wilson (Vice President), Erica Penny (Secretary), Nathan Scarlett (Secretary)

Not Present: Paul Martin (Architecture), Kristen Mitchell (Social)

Homeowners: none in person

- I. The meeting was called to order at 7:00pm by Adam Gartenberg and a quorum was designated by the Board.
- II. The minutes from the Nov 2013 meeting were approved as submitted.
- III. Homeowners Forum
 - a. No homeowners present
- IV. Committee Reports
 - a. Architectural (Paul not present)
 - b. Facilities
 - i. Erica has been in touch with Beth (landscaper) about spring plantings at entrance.
 - ii. Matoka reported that the circuit breaker for the clubhouse stove/oven has not tripped again after it was reset.
 - iii. The bust stop bench has been installed at the corner of Yucca and Coxindale.
 - c. Social (Kristen not present)
- V. Unfinished Business
 - a. There was no unfinished business
- VI. New Business
 - a. A sample neighborhood directory information form was provided by Matoka and reviewed by the Board.
 - b. The Board requested Matoka to get quotes for adding additional lights in the upper and lower parking lots to help deter after dark trespassers.
(Update from after the meeting: Adam replaced all the lightbulbs around the pool and the upper lot is adequately lit now. A new motion sensitive light will be added to cover the lower parking lot.)
 - c. The Board agreed to start a clubhouse renovation project, which will include replacing the floor, kitchen appliances and cabinets. The cabinets are severely damaged from cleaning supply spills. The cabinets and appliances are outdated, and the existing laminate floor is coming apart. Adam will seek volunteers for a small committee to oversee this project and bring quotes and proposals to the Board.
- VII. Financial Report
 - a. The finances are in order. Account balances for Checking, Reserve, and A/R were provided and reviewed.
- VIII. Management Report

- a. No homeowners were delinquent with dues as of 12/31/2013.
- IX. Confirm day and time for next meeting: March 19, 7:00pm
- X. Meeting was adjourned at 7:45pm.