

ALYSON POND HOA, INC.
BOARD OF DIRECTORS MEETING
July 22, 2009

In attendance – Board: Matoka, Eve, Erica, Adam, Gina, Jen, Karol, Rory.
Homeowners: Audrey

Homeowner Forum –

- Audrey raised question about car parked with expired tags, deflated tires, etc. Car has been in that condition for several years. Expressed that several homeowners have complained about this over the years and no action has been taken by the owner in violation.
Matoka explained that bylaws allow HOA to impose fines or lien but cannot actually remove car. City has informed her that they will only step in when more than 1 car is in violation on a property. Rory has tried to call and visit homeowner in violation and has not gotten a response.
- Gina noted that general policy can be discussed during homeowner forum, but cannot discuss specifics. Matoka stated that should the board pursue placing a lien against a homeowner in violation, a house cannot be sold with a lien against it and will appear on credit report.
- Audrey stated front entrance looks very good with new landscaping. Board members concurred.

7:16 PM – Meeting Called to Order – Quorum Designated

- Minutes from last meeting accepted.
- **Architectural – Karol**
 - Removal of trees on a property. Neighbors whose view is affected by the removal have threatened a lawsuit. Homeowner in violation stated didn't know they had to apply prior to removal of existing trees. Agreed to plant green giants in the fall (planting season). Board requested a landscaping plan but one has not been furnished in the time given. Since they have not provided a plan, may have a fine hearing. Matoka is managing the process so the HOA can protect itself legally. Issue she is pursuing is that the requested plan has not been received.
 - Homeowner violation involving car (see Homeowner forum) – Matoka stated that previously sent a letter saying fines would stop but not be removed. The HOA is not in a position to restart fines based on this letter. However, due to ineffectiveness of fines, Matoka will issue a letter giving 10 days to fix the violation and pay the fine or an attorney will begin the lien process. Motion made and seconded to start the collection procedure, which entails
 1. demand letter (issued by Matoka)
 2. Attorney is hired to begin lien process, which takes 30-60 days. All legal fees are charged to the homeowner in violation.

- A homeowner submitted an architectural request for a sunroom the same day the work started. Gina will add a reminder to the website and the next newsletter.
- **Unfinished Business**
 - Speed limit signs. Have 75% of signatures on Yucca so can move forward, but for Coxindale, need 75% of entire street including community after Alyson Pond.
- **Social** – Erica and Eve
 - Pool party had over 100 people attending
 - 4th of July parade had about 50 people attending
 - Halloween party is next social event
 - Yard of the month sign is bent and peeling. Rory to get a new sign. Erica will give Rory gift cards and sign to take over. There has been complaint that only one street seems to ever win yard of the month. Rory stated that he is simply selecting the best yards, but will try to mix things up if possible.
- **Facilities** – Rory
 - Report of grass being dumped into lake. Also trash in the pond, beer cans, etc
 - Request for trashcans
 - Neighborhood notice will be put in newsletter.
 - Homeowners should call the police if they see problems (911)
 - Gina advised that homeowners speak up if they see littering.
 - Pool door is not being shut all the way.
 - Leland cypress at the pool are dying
- **Finances** – Adam
 - Experienced budget overages for sprinklers. Adam will check the budget for the remainder of the year and report in the next meeting. Otherwise budget is in hand.
- **New Business**
 - Previous landscaping company cleared growth around pond. New company has not been doing this (has just been clearing what can be easily accessed). Board determined not necessary to include this in services.

Meeting adjourned at 8:07.

Minutes respectfully submitted,
Jen Magee

