



HOA BOARD OF DIRECTORS MEETING

Monday, February 22, 2009 // 7:00 pm // 1413 Applethorn Dr.

BOARD MEMEBERS IN ATTENDANCE: Chris Bordeaux, Lisa Montoya, Renee Pfau, Eric Sayer (arrived late) and Mary Lou Jackson

BOARD MEMEBERS NOT IN ATTENDANCE: Brandon Whelan

CALL TO ORDER AT 7:05PM

December 22, 2008 meeting minutes were reviewed. Motion by Renee Pfau & seconded by Rick Gardner to approve minutes. Motion carried.

Officer Deborah Hansen was invited to the Board meeting to inform the Board how a neighborhood watch would be helpful in our neighborhood by sending information from the Police Dept to one contact person, who in turn would be responsible to getting this information to the neighborhood. We have had some issues in the subdivision lately...break in on Towee, teenagers in garage on Applethorn, both of these incidences taking place in this month, February. The Board is going to look into getting someone to be a volunteer to do get this information out.

I.TREASURER REPORTS –

- A) See treasurer report for details. Renee Pfau, Assistant Treasurer updated the Board on how we stand financially. Most homeowners have paid, several paid late and the \$20.00 will not be waived. This was a decision of the Board. No motion or vote was taken on this.

II. MANAGEMENT REPORT -

- A) See attached management reports. Reports were presented to HOA by Vera Mason, HRW Associate. Vera stated that she will send a letter to the homeowner at XXXXX about the mold issue on the house.
- B) Board member Chris Bordeaux has volunteered to cut the tree by the stop sign where Towee & Applethorn intersect.

III. COMMITTEE –

- A) Pools – Rick Gardner made a motion to remove the old pool furniture and have Renee Pfau, chairman of this committee, to sell or give away the old furniture. Maybe we could take pictures of it and put it on the WHM Yahoo group. Chris Bordeaux seconded this motion. After much discussion motion carried. Another motion was made by Rick Gardner & seconded by Lisa Montoya that we need to paint the pool this year and the price on the contract for this is \$5,000.00. Motion carried.
- B) Grounds – Bids are going out for the landscaping of the common area. Motion by Rick Gardner and seconded by Eric Sayer that we needed to have three bids, one from TruGreen, Southern Garden Landscaping and one more to we can compare them. Motion carried. Board also asked Renee Pfau, chair of Pool committee to see that Rodney Signs to the replacement of the sign at the front entrance off of Salem Street.
- C) Social – Rick Gardner reported that all the new homeowner baskets have been delivered as of this meeting. Rick was asked if he could find some help to do an Easter Parade & Hunt for the children of the neighborhood.
- D) Architectural – No updates.



- E) Communication - Eric Sayer, chair of this committee is still working on finding a neighbor that would be interested in working on a directory for the neighborhood. Ads would be sold to businesses to help defray the expense of printing the books.
- F) Rules & Regs – No updates

IV. UNFINISHED BUSINESS -

- A) Action List from previous meeting were discussed.
 1. Chris Bordeaux reported that the lights have been fixed by the City of Apex. He will also check into getting a light pole erected on Blaston Court.
 2. Renee Pfau emailed the Board revised pool contract from Carolina Pool Management in the amount of \$11,250.00. The contract has been signed. No discussion on this.
 3. HRW representative, Gordana Sekulic stated at the December meeting, she had sent apology letter to homeowner at XXXXXX.
 4. President Lisa Montoya asked HRW to send a violation letter to XXXXX.
 5. Renee Pfau presented the price on replacing the mail boxes in the neighborhood. The price being \$44.84 and \$65.00 for Rodney Signs to install them for the homeowner. Repairing the sign was discussed...Option 1. Rodney Signs quoted \$250.00 to bolt the sign back to the base. Option 2. It would cost \$2,350.00 to replace the whole sign & put back on the base.
 6. HRW and CPM will make sure the drains in the pool are the right size and will pass inspection. The pool company is backlogged at the moment.
 7. Renee Pfau & Lisa Montoya will talk to Greg Brady about pool plans.
 8. Eric Sayer will follow up with Hope Carmichael about the changes to the neighborhood Covenants.
 9. Eric Sayer could not find the missing binder that belongs to our new Board Member, Chris Bordeaux.
 10. HRW will get quotes for Board Members insurance.

IV. NEW BUSINESS –

- A) The annual Whitehall Manor Subdivision meeting will be held on April 29, 7:00-8:30p at Apex Community Center.
- B) **ADJOURN** 9:00p
- C) **NEXT BOARD MEETING-** // Monday, June 22, 2009 7:00pm at 1413 Applethorn Dr.