

**Minutes**  
**Board of Directors Meeting**  
**June 5, 2010**

Members in Attendance: Nancy Warren 08, Julie Poe 08, Mark Bostjanick 09, Guy Kapustka 10, John Lundberg 10, Frank D'Angelo 10.

Others: Clark Ackerman, Michele Robinson 09, Jim Hansen 09, Toni Ackerman.

**Review of Minutes**

The minutes from the March 27, 2010 BOD meeting were reviewed and approved as written.

**Old Business**

There was no old business.

**Financial Report (Nancy Warren)**

The financial report was presented and discussed.

- The books have been turned over to Nancy Warren.
- Quickbooks Online has been activated.
- Five (5) residents still have not paid 2010 dues.
- Lien on the remaining lot with outstanding 2009 dues has not been filed. Dues were paid. Balance due for legal fees and interest of \$187.17 has been billed. There was a discussion about the budget shortfall due to snow plowing (winter 2009/2010).
  - A motion was made by Nancy Warren, seconded by Mark Bostjanick and passed unanimously to incur a special assessment of \$180.00 per lot. Notices mailed by June 11, 2010, due no later than August 9, 2010. For late payments: penalty of \$50.00, 8% annual interest, and attorney's fees required for collection will be added.

**Road Committee (Jim Hansen)**

Hole patch was purchased for roads and existing holes were repaired. Edwards Dr appears to be a future problem area.

**Common Area (Jim Hansen)**

Mark Bostjanick will ask Lot 61 for permission to cut trees back.

Mark will also coordinate the fall cleanup.

### **Architectural Control Committee (Michele Robinson)**

Michelle will talk to lot owner that is building a structure without permission.

### **Covenants and By-laws**

There was a discussion about un-mowed lots.

### **Website (Rocky Wells)**

No Report.

### **New Business**

King George County school bus information request has been received for the 2010/2011 school year. Information will be gathered from residents and returned to the school board by the required due date. Further information will follow.

The next meeting of the HOA BOD will be held on August 7, 2010 at 9am in the home of Jim Hansen.

Respectfully submitted,

Toni Ackerman  
Secretary