

Castlewood Home Owners Association
Monthly Board Meeting
June 23, 2010 (rescheduled from June 16)
Association Meeting Minutes

Tony Leone, President
Denny Reid, Vice President
Dan Franklin, Treasurer
Gary Bowery, Secretary
Amanda Mitchell, Director

I. Call to Order

The meeting was called to order at 7:00 p.m. by President Tony Leone.

II. Establish Quorum

Attending the meeting were board members Tony Leone, Denny Reid, Dan Franklin and Amanda Mitchell and a quorum was established. Also attending was CCMC community manager, Jo Lynn Tefft.

III. Approve Minutes of May 19, 2010 Meeting

Denny Reid read the minutes from the May 19th BOD meeting. The minutes were approved as written by the board.

IV. Brick Wall Proposal – Commercial Building Concepts

Bobby Neisler of Commercial Building Concepts discussed his proposal dated May 11, 2010 on repairing the brick wall. He gave a brief description of his company and expertise, and answered questions from the board.

V. Open Session

The board discussed the brick wall proposal by Bobby Neisler. There will be one and possibly two more bids before a decision can be made.

VI. President's Report

Tony Leone wanted to thank everyone who helped out at the Pig Roast, especially Dan Franklin, Gary Bowery and Jeff Bailey. He also spoke about vandalism in the last two months. It cost approximately \$1,000 for the pool fence pickets, \$1,500 in fecal contamination and \$400 for pool vandalism (recovered). This equates to \$6.00 per resident. Pool monitors will be considered for next year.

VII. Treasurer's Report

The May financials were favorable and under budget. We were \$835 better than projected in revenue and \$2,727 under budget in total operating expenses.

VIII. Manager's Report

Social Events – We were \$134 over budget on the Pig Roast. However, we are still under budget for the year. If we do not receive volunteers for the 4th of July party, it will be cancelled. Jo Lynn will send out another email.

Property Update – The pool fence and gate post were repaired and painted. A new air conditioning unit was installed at the clubhouse. Metro planted two new trees on Falken Court. The residents at the end of the cul-de-sac will water the trees. The irrigation is not working on the walking trail and Metro is replacing a controller.

Violation Report – There were 48 first letters, 3 second letters and one fine.

Delinquency Report – There are four unpaid assessments; two unpaid late/collection fees, two payment plans; and two fines. Delinquencies were sent to the attorney and second demand letters were mailed June 23.

Open Session was closed at 8:00 p.m._____