

## Redmont Trace Board Meeting

Date: May 7, 2011

Attendees: Brad Foster, Brian Dodge and Zephania Thompson

### Agenda:

1. New Board Member Responsibilities
  - a. Zephania to get in touch with Keith to transfer knowledge of prior years of service as President
  - b. Collect any physical documents relating to HOA
2. Homeowner's Meeting held 4/9/11: Concerns
  - a. Questions relating to new construction and not following neighborhood HOA rules (lack of brick on one home)
    - Response: At the HOA meeting Bob stated house was within code; no violation
  - b. Gate closure times
  - c. Pool and Grounds Committee (decorating entrance for holidays)
  - d. Concerns about \$5,083 in outstanding HOA dues; responsibility of management company to collect
    - Verify Natalie is sending 30, 60, 90 day notices to residents
3. Pond RX Service: In good shape and no action to be taken
4. Beth Dunn: Neighborhood Directory
  - a. Include QRC to outline a few key neighborhood bylaws (i.e. who to call to keep gate open extended hours, etc.)
5. Paving Quotes: A-Tech & Connelly Paving Company
  - a. Per email from Natalie dated 4/15/11, Bob & Keith approved to move forward with A-Tech.
    - Zephania, Brad and Brian met and agreed to go with A-Tech.
  - b. Who will organize project with paving company?
    - Bob stated he will organize efforts with A-Tech
6. Board of Member positions agreed upon
  - a. President: Zephania Thompson
  - b. Vice President: Brad Foster
  - c. Treasurer: Peter
  - d. Secretary: Brian Dodge
7. Grounds Committee: The following signed up and a clean-up day needs to be organized
  - a. George Wyrick
  - b. Judy Quinn
  - c. Sharon McKethan
  - d. Dustin Freeman
8. Questions to Management Company (Natalie)
  - a. Does Brian or Zephania need to sign signature cards at Bank?

- b. Would like to set up meeting 2x year to discuss budget (actual vs. budgeted & current year compared to prior year).
- c. Have you posted prior year's budget on website?
- d. List of outstanding HOA dues and the history of action (letters, conversations, etc.); how often is communication sent to homeowner?