

Courtyard Homeowner's Association, Inc.
Board Meeting Minutes
March 19, 2013

President Leslie Craven called the meeting to order. Other board members present were Jim Lloyd, Ed Ueckert, Jamie Southerland, Zoli Kovacs and Waneen Spirduso. Cathleen Barrett was not in attendance. Marilyn Childress, GMI, was also present.

Jim moved to approve the February 2013 minutes as corrected. Zoli seconded the motion and all voted to approve the minutes as corrected.

Committee Reports:

ECC: There was no ECC report

Community Park: Zoli stated that the park looks really nice, and they are getting it ready for the Easter Egg Hunt. He has contacted Keith Sexton to get bids for work to clean up the woods and to mow and clean off the island and have the debris hauled away. Also on the list of park areas that need clean-up is the area to the right as you head into the Park just after the entrance. This woods area goes down the hill to the kayak racks and over to the wildflower field. Ed reported that he has not changed out the fixture at the restroom because it has rusted out and needs to be replaced. Zoli said he'd take care of the replacement. Other things in the works are removing some large steel pipes behind the storage shed area and restarting our poison ivy abatement work. Zoli set the date for the community's Spring clean-up in the Park for Saturday, April 20..

Landscaping and Decorating: Ed reported the beds have been mulched for the first time in a long time. He also fertilized the beds, set up a downed crepe myrtle, trimmed the knockout roses and planted 3 primrose jasmines at the entrance. He will have Keith Sexton plant some color in front. The irrigation system will be totally checked out by Phil Grimley.

He presented a proposal for a new lighting system for \$7,549. Leslie will make a contact and get an additional bid. He wants it noted in the minutes how much he appreciates Leslie Craven and her willingness to help.

Welcome: Leslie is revising the Welcome letter and will get it to Joany. Jamie suggested putting a link on the website for the Welcome Package.

Security: There have been 6 incidents since the first of the year and 4 of them are related to one unit on Jamboree Court. On one occasion he chased some teens off from the park. He is contacting the father of one of the boys and will have more to report next month. Gate code will be changed at a date to be confirmed. Jim will let us know the code.

Social: Joany is good to go on the Easter Egg Hunt. All arrangements are made but RSVP's have been slow to come in. However, a good turnout is expected.

Communications: Cathleen has the April issue of the Courtyard Caller at Peel and Leslie will give her suggestions from this meeting for the May letter.

Compliance: Jamie provided a report via email. He is working on drafting proposed changes to the associations' documents.

Kayak: Waneen reported that one spot has been relinquished and then filled. She presented a new short form lease. Leslie made a motion to accept the proposed lease form from the committee, Ed provided a 2nd and all approved.

Finance: Jim reported that everything is in line.

New Business: There was no new business

Old Business:

Wildfire Prevention committee: Jim Gattis proposes asking for a member of each sub association to serve on the committee. He is working on a strategy.

Speed & Parking Control committee: Leslie is gathering information and will have more information at the next meeting

The next meeting will be May 21, 2013. . Ed moved to adjourn, followed by a second from Jamie; all voted to adjourn.

Approved: Leslie Craven Date: 5/26/13
or
Approved as corrected: _____ Date: _____