

Avondale Grove Homeowners Association

Board of Directors Meeting Minutes

March 20, 2013 Panera Bread 6:30 pm

CALL TO ORDER @ 6:32pm

Board in Attendance: John Avender, Drew Barthle, Al Causey, Tiffany Del Valle, Bob McConnell
Homeowners in Attendance: Cyndi Avender, Ed and Connie Hahn

APPROVAL OF MINUTES

February 2013 Board Meeting Minutes

- Motion to approve by John Avender
- Seconded by Al Causey
- Minutes approved unanimously

FINANCES

Bank Account Balances – Tiffany

- Checking-\$ 10,287.33
- Money Market-\$33,988.73

Banking Institution Change – Tiffany

- **Action:** Tiffany to initiate transfer of HOA banking accounts from Regions to BB&T

Late Assessment Status

- 1544 Avondale Ridge Drive on payment plan
 - Payments have not been on time
 - Checks are dated the 1st of the month but have not been received by the HOA by the 1st
 - One more payment to be made
 - Balance remains \$231.38
- 1512 Avondale Ridge Drive
 - Correction discussion on payment received and balance owed
 - One payment made of \$269, brought to attorney's office
 - Attorney sent check to HOA, indicating homeowner agreed to payment plan
 - This was not known at the time of the last board meeting
 - Next Steps
 - Motion made by John to move forward with lien proceedings
 - Discussion
 - No other payments made and no further communication from homeowner
 - Seconded by Al
 - Voted unanimous to proceed with lien
 - **Action:** Bob to contact attorney and initiate lien proceedings for 1512 Avondale Ridge Drive per Board vote at February Board Meeting.
- 1617 Avondale Ridge Drive - balance remains \$385
- 1528 Avondale Ridge Drive - balance remains \$385
- 1607 Avondale Ridge Drive - balance remains \$25

UNFINISHED BUSINESS

Front entrance light bulb maintenance – Bob

- AI has replaced all known bad bulbs
- All open item is to check spot light timer configuration
- AI submitted invoices to be reimbursed for associated costs

Front Entrance Painting – **GREAT JOB AI and Ed-Thanks!!**

- AI recommends replacing mulch in front common area
- **Action:** AI will contact landscaper

HOA Insurance Policy – Tiffany

- No information received as of yet
- **Action:** Tiffany to contact agent for status on expected proposal

NEW BUSINESS

Real Estate Signage at Front Entrance

- Discussion
 - Section 11 of our By laws include specific wording for signage on homeowners' lots, but nothing related to common area
 - AI – Sign is on county easement, not HOA property
 - Drew - homeowners need opportunity to advertise their home
 - Board agrees that it is not on HOA common area, with no HOA jurisdiction
- Future signage in area?
 - What is the “proper” number of signs for us to act on?
 - What are the limits to the types of signs in that area?
 - Board to consider for future signage

Next Board Meeting

- May 8, 2013 6:30pm at Panera Bread
- Adjourned at 6:58pm