



Avondale Groves Board of Directors

Meeting Minutes: 5/17/22

Start Time: 1835 hours

Board Attendees: Charles Boissiere, Tiffany del Valle, Tim Sullivan, Jeanette Robinson (All remotely)

Other Attendees: Justin Waters

TREASURER'S REPORT

BANK BALANCES

Operating: \$25,155.13
Savings: \$27,585.26
Undeposited: \$0.00

PAST DUE ASSESSMENTS

2021 – July Assessment

Payments were due 8/5/21

Reminders sent 8/13/21, 9/1/21, 10/19/21, 11/1/21, 1/8/22, 4/12/22.

Board Demand Letter sent 4/15/22; homeowner made payment arrangement; balance to be paid by June 30, 2022

Date	Address	Amount
7/2021	1625 Avondale Ridge Dr.	\$400.00

2022 – January Assessment

Payments were due 2/7/22

Reminder sent 4/12/22, 5/14/22

Homeowner @ 1625 Avondale Groves made payment arrangement; balance to be paid by July 31, 2022

Date	Address	Amount
1/2022	1625 Avondale Ridge Dr.	\$400.00
1/2022	1544 Avondale Ridge Dr.	\$400.00
1/2022	1552 Avondale Ridge Dr.	\$400.00

OTHER BUSINESS

Gate Sign (Tim) - completed

Gate Camera (Jeanette) – Not completed

Architectural Committee

- Committee Chairperson position currently vacant
- Dawn Sullivan has volunteered to fill the position

Neighborhood Correspondence

- Email reminder regarding maintenance of perimeter fencing – complete, sent to community 4/19/22
- Committee solicitation email – complete, sent 5/9/22; one new volunteer joined committee; total of four now on Committee (Kay Green, Jay Miller, Justin Waters, Wes Carr. Dawn Sullivan will Chair).
- Email reminder regarding loose dogs – Not completed, action, Tim
-

1617 Avondale Ridge

-Justin Waters, Member at 1617 Avondale Ridge invited to Board meeting to discuss chain link fence across back of property

Current design standards do not allow chain link fence and ALL additions/alterations to properties require approval of the Architectural Committee (ARC)

ARC approval was not obtained prior to installation of the chain link fence at 1617 Avondale Ridge Dr.

-Mr. Waters apologized for installing the fence without approval and stated he was unaware of the policy. Mr. Waters used a chain link fence as opposed to other materials, as to not obstruct the view to the rear of his home.

-The Board unanimously decided to send this issue of chain link fence to the ARC for clarification in the Design Standards Document. The ARC is asked to identify what fence materials can be used on the rear of Member properties which are positioned on ponds within the neighborhood. Consideration being given to view obstruction of the ponds.

-The Board shared the procedure for gaining approval for ALL changes/alterations with Mr. Waters

-Future new home owners will receive a packet from the board, welcoming them to the neighborhood and sharing the process for ARC approval, By-Laws, gate procedure etc.

1544 Avondale Ridge Dr.

- Concern forwarded from Arch Committee to Board on 4/20/22 regarding 1544 Avondale Ridge

Large commercial truck parking on property and concern for blocked drainage due to recent fill dirt placed to berm

-A spirited discussion was held, in which Board Member (BM) Robinson debated the interpretation of the rules and her violation of same. BM Robinson felt the parking of a commercial truck on her property was the same as delivery vehicles, such as FEDEX parking on the street to deliver packages. BM Robinson was asked to review the By-Laws concerning vehicular parking. BM Robinson was told parking a commercial truck on her property is not permitted.

-In regards to the fill dirt being placed at or near the berm, BM Robinson stated she was filling in her yard to assist with mowing and not connecting to or altering the berm or drainage system. She requested others not be concerned with what she is doing in her yard.

-BM Robinson excitedly shared she pays her taxes and dues like everyone else and she should be left to do what she wishes on her property.

-BM Robinson was reminded she is a member of the Board of Directors and others look to her to follow the rules. She was asked to temper her future responses to her fellow Board members.

1552 Avondale Ridge

-Board Member Robinson raised a concern with vehicles speeding. Specifically vehicles from 1552 Avondale Ridge Dr.

-A letter will be sent to the members there, regarding speeding. Action; Tim

Neighborhood PVC Fence

-The fence to the south of 4332 Avondale Groves St. is in need of pressure washing

-Tiffany will check try to find the company who last pressure washed as they did a good job for a reasonable price.

-Next meeting: June 21, 2022

-Meeting adjourned 1915 hours