

Norbeck Hills Homeowners Association
Board of Directors Meeting
April 19, 2012
(Approved at the June 21, 2012 Board of Directors Meeting)

Board Members Present: Barbara Beccles, President
Av Wofsey
Jacque Labovitz

Others Present: Ruchita Patel, Management Agent
Laura Kemp, Management Agent

Ann Roldan
Jeffrey Chavis
Dale Perlman

Call to Order - The meeting was called to order by Barbara Beccles at 7:10 pm.

Minutes - The minutes of the February 16, 2012 meeting were approved with some minor edits.

Av Wofsey has been trying to determine why Pepco has dug and left holes, perhaps a couple feet deep, in several spots in the community. There is no protection around the holes to prevent accidents.

One resident complained of unrestrained cats roaming the neighborhood. There are domestic cats roaming on Fishermans Court. He was advised to contact Montgomery County Animal Control. Notices will go out not to feed feral cats as well.

There being no more business before the homeowners' forum that part of the meeting was closed at 7:25 pm.

Swimming Pool - The RSV Swim Safe Program was approved for the 2012 season. New pictures are not necessary for this year's pool passes if there is enough of an individual's personal appearance to suffice for identity purposes.

AECC - All applications received by e-mail were approved by the Board.

TMGA - Ruchita proposed using \$10,000 of monies budgeted for snow removal, but saved by the light winter season as a reserve for spring touch ups of the community. Av proposed using Goshen Enterprises and McFall and Berry to do the work in accordance with their bids. The proposals were approved.

There was another proposal that we use TMGA Leasing and Management, LLC to replace trash can lids at \$697 per trash can.

Asphalt and concrete repairs on Fishermans and Hines Courts are set for 2012. The cost will be more than half of our reserve (\$52,734 for 2012), but we are rebuilding the reserve at \$8,000 per month.

Adjournment - There being no further business before the Board, the meeting was adjourned at 7:52 pm.