

Norbeck Hills Homeowners Association
Board of Directors Meeting
February 16, 2012
(Approved at the April 18, 2012 Board of Directors Meeting)

Board Members Present: Barbara Beccles
 Av Wofsey
 Eva Tax
 Jacque Labovitz

Others Present: Ruchita Patel, Management Agent
 Laura Kemp, Management Agent
 There were no homeowners present

Call to Order -The meeting was called to order at 7:05 p.m. by Barbara Beccles.

Minutes - The minutes of the January 19, 2012 Board of Directors meeting were approved as submitted.

GOCA - Av Wofsey agreed to attend the GOCA meetings as Steve Wolfe has resigned from the committee.

AECC - Only one request, to document a shed already in place when the homeowner bought the house, was received and approved.

Pets - A problem with dogs defecating in neighbors' yards continues. There will be a reminder of the pet care policy in the newsletter.

Pool Passes - The pool pass mailing is slated to go out with notices of revised hours. RSV has offered a discount by charging for some hours at a reduced cost. If it works out the Board agreed to go forward with the RSV offer.

Pool Repairs - The pump room ceiling collapsed due to driving rains. Ruchita prepared a bid analysis which was distributed at the meeting. She recommends the contract be awarded to Knoble, but that the work be scheduled for September so the replacement panels are installed at the end of the pool season. Barbara recommended the contractor also check for mold.

Tree Trimming - Pin oak tree pruning is necessary as some trees are now growing down into parking spaces. TMGA has requested bids on the project. David, Inc., the least expensive offeror, has done some test work which was not entirely satisfactory. The Board concurred to allow David, Inc. to prune six more trees with corrective measures as necessary. The Board also approved a contract with Musser Tree Service to prune 10 trees at a cost of \$250/tree.

Tot Lot - TMGA solicited bids for work on the tot lots. Ruchita recommended and the Board concurred that the contract award goes to Playground Specialists, as they are the least expensive and there is also a base which meets the required specifications.

Parking Spaces - Ruchita identified homeowners owing \$1,500 or more in past due assessments who still reside in the community. She proposed letters to advise the affected homeowners that their parking privileges are subject to revocation. The Board concurred and the letters will go out.

4530 Boastfield Lane - Subject home needs work. Barbara Beccles signed a COCC complaint.

Adjournment - There being no further business before the Board the meeting adjourned at 8:52 pm.