

Meeting Purpose	Monthly Trustees Meeting	Date	4/21/2009, 18:30 – 20:30 EDT
Meeting Attendees	J.D Barlow – HOA President Dave Patton – HOA VP Andrew Lynch – HOA VP Marty Luxeder – HOA Treasurer Neil Wheeler – HOA Secretary Becky McInturf - Homeowner	Location	Neil's house

Meeting Minutes:

1. JD called the meeting to order.
2. We reviewed the minutes from the last Trustees Meeting. There were no questions or additions. The minutes were accepted.
3. We reviewed the minutes from the last General Meeting. There were no questions or additions. The minutes were accepted.
4. Becky McInturf was asked by the Trustees to attend the meeting to discuss alternatives for the mailbox stain. She worked with Creative Paints to look at several different colors and she brought samples of several colors for review by the Trustees. After discussion, the Trustees decided to change the standard from Cedar Craft to Behr Cedar DP391 Base #20. The change will offer a cheaper solution, more useable solution, and more readily available since it can be purchased at Home Depot (all of which are concerns expressed by the homeowners).
5. We elected the VAC HOA Officers for 2009. J.D Barlow will be HOA President. Dave Patton will be HOA VP of Administration. Andrew Lynch will be HOA VP of Membership. Marty Luxeder will be HOA Treasurer. Neil Wheeler will be HOA Secretary.
6. We discussed committee assignments. The new assignments are:
 Architecture Review Committee - Dave
 Block Watch Committee - Dave
 Budget Committee - Marty
 Communications Committee – JD
 Community Service Committee - dissolved due to lack of open items
 Fund Raising/Member Benefits Committee - Andrew
 Insurance/Legal Committee – dissolved due to lack of open items
 Maintenance and Landscape Committee - Neil
 New Member/Welcoming Committee - Andrew
 Pond Committee - Neil
 Recreation/Social Committee - Andrew
 Regulation Review and Elections Committee - Marty
7. We discussed the Treasurer's Report. Almost \$70K has been collected to date this year. There are 63 unpaid accounts. All unpaid accounts will be forwarded to the Collections Agency if they are not paid by May 31. The Treasurer's Report was accepted as presented.
8. We discussed Committee Updates.
 - Architecture Review Committee
 - No update. Dave will contact the committee to let them know he will be working with them.
 - Block Watch Committee
 - No update.
 - Communications Committee
 - We now have 401 emails on our email list. The Spring Newsletter will go out at the end of April to emphasize the Garage Sale, Architectural Review, vehicle parking, community cleanup, dog/cat reminder, and the Community Picnic.
 - Regulation Review and Elections Committee
 - Andrew sent a note to the committee about meeting, and had no response. Marty will follow up.
 - Fund Raising/Member Benefits Committee
 - No report
 - Maintenance and Landscape Committee
 - The wall at North entrance was repaired. Spring fertilization was completed. Mowing has started. The sprinkler inspection and turn-up will be done soon. The volunteer spring pick-up day was on 4/18. Neil Wheeler, Andrew Lynch, Ken Hagen, Len Fisher and Tom Postak Jr picked up 12 bags of trash from the two entrances and the four ponds. Four of the Pond 2 benches were replaced.

Three of the four benches will be repurposed around other ponds. The damaged street sign will be replaced next week. The front entrance signs will be painted in the next few months.

New Member/Welcoming Committee

- No report

Pond Committee

- The fountains were cleaned and repaired over the winter and installed. Extension cables were added to the Pond 4 fountain to better center it in the pond. The lights on Pond 3 are working, but the lights on Pond 4 could not be repaired. New lights have been ordered and are to be installed in about a week. Neil will be going to Cincinnati next weekend to pick up fish for stocking. Due to limited funds, there will be only 15 fish per pond. Large-mouth bass, striped bass, and triploid amure will be put in each pond. We discussed the need for muskrat control on Ponds 2 and 3. Neil will investigate trapping options.

Recreation/Social Committee

- The Easter Egg Hunt was held on April 11 and was a great success. Approximately 70 children attended the Easter Egg Hunt. JD noted that the event was very well organized. Andrew will pick up the eggs and put them back in the storage unit. The Garage sale will be on May 15-16. August 29 is the tentative date for the Golf outing at Delaware Golf Club. Andrew will investigate having a community picnic.
9. We discussed old business. Andrew stated that we are not required to have a mailbox if we have street address for the HOA green spaces. He will pursue getting an address for the nine acres so that the insurance policy will have an HOA address instead of a homeowner address. We discussed the mailbox evaluation letters. There were some minor adjustments. Neil will purchase envelopes. Marty will buy stamps. The letters will be mailed this weekend.
 10. We discussed new business. We discussed adding photos of the subdivision to the website so that potential homebuyers could see the subdivision online. All agreed.
 11. The next Trustees meeting will be on June 9 at 6:30 at Marty's house.
 12. The meeting was adjourned.

Issues / Action Items:

Issue/Action	Owner	Status	Comments
Identify which house has an antenna	Marty	Completed	
Send a letter for the non-compliant antenna	Neil	Completed	
Contact CedarCraft to find out pricing options and if parts are available	Marty	Completed	
Update the mailbox spreadsheet and send to the Trustees	Andrew	Completed	
Verify the church is still available on 3/17	JD	Completed	
Evaluate mailboxes	Trustees	Completed	
Change PayPal to reflect the \$185 on March 1	JD	Completed	
Is there any further action the Collection Agency can do to collect?	Marty	Completed	
Paint the entrance signs	Neil	In Process	Will be finished in the spring
Review Deed Restrictions	Marty	In Process	The Committee is actively working. The Trustee sponsorship has been reassigned to Marty.
Prepare a Pond Maintenance Specifications document	Neil	In Process	
Coordinate a safety and self defense Seminar	Block Watch Committee	In Process	

Issue/Action	Owner	Status	Comments
Investigate how to get addresses for the green space	Andrew	In Process	
Audit the 2008 books	Dave	In Process	
Add Dave to the checking account	Marty	In Process	
Muskrat control options	Neil	In Process	
Phase One Storm Sewer Maintenance	Neil	On Hold	
Rental Home Guidelines	Scott Crow	On Hold	
Look into HOA software and provide a recommendation. Also a PC to run it.	Marty	On Hold	