

**Roudebush Farms POA Board Meeting Minutes**  
**September 17, 2015**

**Members in Attendance: David McNelis, Kelly Trent, Jeff Cook**

Additional Attendance: NA

**I. Treasurer's Update**

- a. Board reviewed the proposed CY16 Annual Budget
- b. Kelly to follow up with Mia via e-mail to recommend budget be calculated at 95% to account for residents who are delinquent in dues payments
- c. Board also had questions regarding expenses vouchered against 5540
- d. Q4 payments due October 1

**II. Common Area Maintenance**

- a. Board reviewed Cutterz proposal for pruning of trees in common area, but would like Mia to ask Cutterz to do an audit of all trees in the common areas and easements similar to what we did in Fall 2014 since there are several more trees that appear to be dead or dying in the neighborhood
- b. Park hours sign at North Park is loose and needs to be filled in around the pole

**III. General Community Concerns & Comments**

- a. Board received a complaint from a resident regarding the property at 11155 Godfrey Drive, citing lack of maintenance of yard, landscaping, rabbit hutches, and back patio – this property has received violation letters in the past from the Board and needs to be reviewed on Kirkpatrick's next drive through in the neighborhood
- b. 1 violation letter sent out in September to date for an inoperable vehicle parked in public view – violations list still includes unaddressed issues from earlier this summer, primarily for weeds, trash cans, and mailbox issues

**IV. Architectural Committee Update**

- a. No requests to date for September

**V. Pool Committee Update**

- a. Board reviewed quotes for pool repairs, painting, and umbrellas – Kelly to review Reserve Study report to see what pool expenses are planned to be funded from Reserve budget vs. General budget
- b. Roudebush Farms still would like to discuss the current pool age requirements with Roudebush Woods since this continues to be an ongoing concern for some residents
- c. David to reach out to Roudebush Woods Board to schedule our annual Joint Pool Committee Meeting to discuss proposals, funding, and timing for pool repairs and maintenance

**VI. Communications Committee Update**

- a. Jodi Peck has resigned as Secretary of the Board – Kelly to resume taking meeting minutes until a replacement is found

- b. Kelly to send out a “Save the Date” e-mail to community with dates for the Annual POA Board Meeting, including information about dues increase, budget review, call for Board members, and plans for pool repairs
- c. Kelly to post Q4 Dues Reminder and Call for Board Members on Roudebush Farms Facebook Page

VII. Next Meetings

- a. Monday, October 5, 6 p.m., at Panera Bread in Noblesville
- b. Sunday, October 18, 1:30 p.m., at Noblesville Public Library