

July 21, 2004

Present: Mike Bohanan
Holly Heitsch
George Malone
Jana Zaffarano

Absent: Greg Kent

Calls to Homeowners – Jana would prefer not to call homeowners but will do so on a case by case basis. One issue is finding phone numbers for homeowners. Holly will make a phone list for Jana with as much information as possible.

Past Due Accounts – The list of past due accounts is getting smaller. The board continues to work toward clearing any past due accounts.

Plantings on Corner of 238th and 6th – Jana has talked to Joel at Premiere to get a quote for new plantings to spruce up that corner after the removal of the tall trees that obstructed the view of drivers trying to leave from that direction. The board agreed to spend ~\$300.

Audit – The audit was completed without the consent of the board for a fee of \$700. The board would prefer not to pay for the unauthorized costs but may not be able to avoid this fee. Apparently, an audit is required for neighborhoods with an annual budget above \$50,000.

Payment for Gleem – The board agreed to make the final payment to Gleem for the fence staining in the common areas and the extra cost for the fence along 238th at the back of Touraine.

Upset Homeowner – One homeowner was upset that their fence was stained during the staining of the common area fencing. Gleem has agreed to rebuild that particular section of fence for the homeowner.

Fence Staining – Homeowners, now that the fence staining has been completed, have only two stain choices, natural or the stain used on the common areas. This stain information is available through our website. Information for Mike at Gleem will be added to the website, including prices for hiring Gleem to do the work.

Bark Bill – Jana to pay Premiere for the barking of the common areas now that they have cleared the bark from the fence stringers.

Trees at Entry – Jana talked to landscaper at Highridge who finally agreed to replace not only the trees in the entry median but the soil as well. Once this work is completed, Highridge's obligation to Vintage I will be complete.

Park Sign – To be ordered by Jana. The top of the sign will be changed to "Park Rules". The body will be a cream color. MacPherson's number will be added to the bottom of the sign and the body of text will be moved up in order to allow the option of additional information in the future.

Water Audit – Do we do an audit next year? The board will need more information in order to make this decision. A look at this year’s water bills and any need for sprinkler fixes will aid in this effort.

Office Expenses – Office expenses are up from last year due to the increased number of mailings and accounting costs. However, we are for the year, under budget at this point.

Monument Lighting Repair – Jana will call about repairing the lights at the monuments. Mike noted that none of the spotlights match and several are stuck in the ground at varying heights. Jana has been asked to check on replacement costs in order to have matching, functioning lights. They will be replaced only as necessary.

Letters to Homeowners Regarding Yard/Exterior Issues – Jana has been given a list of homeowners to send letters to regarding exterior home issues that need to be addressed. She has already begun work and will finish sending them at the request of the board.

ACC Request for Flagpole – Recently a homeowner requested permission to place a 20’ flagpole in their front yard. The board denied the request as the look is not in keeping with the community, however, it was suggested that the homeowner put a flag extended from the front of the home at an angle as several homeowners have done already. A second suggestion was a flagpole in the backyard, not to exceed 12’ in height.

Garbage Pick-up at the Park –The board was under the impression that Premiere would be emptying the trash at the park as part of the new contract. Jana will ask Joel to check on this.

New Park Equipment – The board has ordered a new play structure and swing set for the park to be installed in late August or early September, depending upon factory delivery. Jana has also pointed out the need for pet repellent chips at the park which Holly will check with Sitalines.

National Night Out – George will be organizing this years National Night Out scheduled for August 2 at 7pm. The board will provide dessert for our neighbors.

Park Unveiling – The board has decided to have an “Unveiling” party for the park instead of a barbeque for National Night Out this year. When the new equipment has been installed, information about a barbeque/party will be sent to homeowners. Holly will organize this gathering.

The next meeting will be held in late August or early September. George has requested the next meeting be in September as he will be largely unavailable due to the beginning of the Olympics this year.

The meeting adjourned at 9:30 pm.