

Meeting Minutes
May 11, 2005

Board Members present:

Susan Clark
Gilley Estes
Michelle Moore
Pat Roslund

CCMC Representative :

Caroline Winton

Guests :

Vicki Barton
Britt Harper
Mile Miler

Call To Order: 7:05 pm

Approval of Minutes:

March and April minutes approved

Old Business:

Reserve Study

Caroline will discuss questions about fencing replacement in the reserve study with Dotson.

Using vinyl fence - \$210,000 with a 50 year life

Wood fence – \$120,000 with a 16 year life – but no estimate on repair cost was included

Paint Specifications

Bids were incomplete and there were questions about whether they all covered the same requirements. Caroline was going to look into this. It has been decided to paint first, replace the fence later.

Fence Replacement

Working on drafting bid requests

ARC Committee

No meeting held

Rules & Regulation Amendments

Need to clarify or add a rule about keeping the garage doors closed and for sale signs on cars.

New Business:

Newsletter Holders

Over half of the new holders have been broken. Faulty or cheap construction seems to be the reason. Gilley will contact the vendor for resolution.

Sprinkler Systems

Gilley is working with Rescom, Portrait Homes, Encore and Rick Alexander to find a way to satisfy the City of Plano requirements for sprinkler inspection. They will meet in the near future

Social Committee Report

Wine/Cheese party planned for May 21

Repairs

The repairs done to the column at Britt Harper's front door were incomplete and inadequate. The new trim was not painted. Caroline will have someone look at it.

ARC/Landscape Report

Shrub replacement has been approved and will be completed in the fall.

JonMar will be trimming the crepe myrtles, insuring they are cut away from the houses.

Resident requested discussion over the use of landscaping as a sound barrier on the north side of the property. It was suggested we solicit money from the

residents affected by such a barrier. A questionnaire will be sent out. Resident expressed concern over future of the land to the north.

It was suggested the seasonal color be chosen from more 'Texas-friendly, drought resistant' perennials.

Public Nuisances

The 'Billboard Van' that had been parked at a residence and at the Ridgeview entrance to the community has been tagged for towing. The resident asked for a week extension until he could store it off site. It was granted.

Committee Member Nominations - None

BOD Vacancies

3 positions expire in 2006

4 positions expire in 2005

Need to fill Board positions. October will be the next Annual Meeting with an election. This is YOUR neighborhood and the BOD acts in the interest of the homeowners to ensure budget is dispersed wisely, delinquencies are acted upon appropriately, provide homeowner feedback to management company

Meeting adjourned at 8:40 pm