

Masters At Deacon's Walk Board Meeting

February 26, 2016

Present: Bob Kaufenberg, president; Carri Johnson, treasurer; Barb Braaten, secretary; Sue Thaxton, Cedar Management

Called to Order at 11:01 a.m. by President Kaufenberg

Financial Review:

\$17,113.94 Checking

\$11,410.42 Money Market

\$28,524.36 Total Cash

Move to accept the financial review: Carri Second, Bob

Management Information

Action list:

Additional gutters, based on the professional opinions collected, the BOD agrees with the recommendation to not add or lengthen the existing gutters because it would not improve the situation and may cause ice dams.

Gutter cleaning will be done by United Contractors. They will remove and dispose of all debris by hand (not leaf blowers).

Add concerns of residents recently received to the spring work to be done.

Lawn service:

A 60 day notice will be sent to Alex's Lawn/Snow to terminate the relationship between MADWA and the company-Sue T. will send the notice. Moved by Carri and Seconded by Bob

Review draft Bylaws:

The bylaws have been updated and corrections/additions made. They will be revised to reflect the corrections/additions and mailed to the homeowners. Moved by Carri and Seconded by Bob

"Doghouse":

the actual bid for the doghouse is \$1,175.00. It should be done in the spring. The area where it would be located has been inspected. Discussion-Sue stated that other properties have these for theft and vandalism protection; the options are expensive and large. Sue

will have other options sent to the BOD from the vendor. It is more expensive than anticipated.

Note: a doghouse is a structure that covers and protects the irrigation materials. It is basically 4' by 4' by 4'.

Proposed Rules:

Sue will review the current rules and regulations for updating to reflect technology and laws that have changed since they were written. She will update the declaration to clarify the ownership and maintenance of plantings. She will send them to the BOD for review.

Checklist:

Sue will send a checklist to all residents to try to collect their maintenance issues so they can be addressed at one time.

New Business:

Sue will set up a meeting for the BOD to meet and interview two lawn/snow services so we can begin a contract on May 1. The meeting is Tuesday, March 22, 2016 at 3:45 p.m. at Bob's house.

Respectfully submitted,

Barbara Braaten, secretary