

JACKSON SCHOOL HOMEOWNERS
HOA BOARD MEETING MINUTES
June 16, 2009

Board Members Present

Todd Powell
David O'Connor
Susan Lawson
Doug Walti
John Pavlik

Employees Present

Carolyn Ortman
Judy Reed
Attorney, Fred Nachtigal

Homeowners Present

Jennifer Zickle Lot #148
Mary Frantz Lot #126
Senaida Perez Lot #557
Dale Roderick Lot #238
Jeff Christensen Lot #108
Thomas Duke Lot #125

Todd Powell called the meeting to order at 7:00pm.

1. Homeowner Items:

Jennifer Zickle, lot #148 addressed the Board regarding spraying herbicides in the woods and the use of the woods by the public schools. The Board responded to her concerns and will publish the spraying in the newsletter. JSHOA needs to manage the woods and even volunteer groups should communicate their intentions to the manager in advance of any planned activities on JSHOA property.

Mary Frantz, lot #126 presented a slide presentation on association managed property that she considered needed improvement.

Dale Roderick, lot #238 informed the Board that he had completed the yard work requested by the CC&R Committee.

2. Todd Powell moved to approve the following items on the consent agenda:

- a. Minutes of the May 19th, 2009 Board meeting.
- b. Agenda for June 16, 2009 Board meeting.
- c. Summer program update.
- d. Pool restroom sink replacement.

Susan Lawson seconded the motion and it passed unanimously.

1. Legal Issues:

- Susan Lawson moved to accept the amended Satellite Dish and Antenna Placement Policy. John Pavlik seconded the motion and it passed unanimously.
- Attorney Fred Nachtigal informed the Board that the judgment hearing on Lot #125 is set and he will inform the manager of the exact date.
- The Board asked Mr. Nachtigal if we could have our landscaper care for homes that are vacant and in foreclosure.

2. Financial Items:

- The Board asked for bids on the pathway on Tract E, from north of the pool house to Joyce Court. Also a bid from the landscaper to repair/replace the wall in the same section. The Board would like a separate bid to widen the Harewood path in front of the arborvitae on Tract B along Harewood.
- The Board asked to have the trees along the path on Tract F trimmed.

3. Non-Financial Issues:

- David O'Connor moved to proceed with CC&R enforcement fines on lots #76, 234 and 451. Doug Walti seconded the motion and it passed unanimously.

4. Discussion Items:

- The Board asked Carolyn Ortman to adjust the pool hours during the regular season as follows:

Harewood Pool open from 7:30am to 9pm Mon-Friday

Harewood Pool open from 10am to 9pm on Saturday and

Harewood Pool opens from 1pm to 9 pm on Sunday.

Lindsey Pool open from 7am to 9pm on Mon-Friday

Lindsey Pool open from 10am to 9 pm on Saturday and Sunday.

- David O'Connor moved to modify the 2009 Budget to add an additional \$1K to pool expense to pay for the increase in operating hours. Todd Powell seconded the motion and it passed unanimously.
- CC&R requested a Board liaison and Todd Powell volunteered. CC&R asked the Board to rule on a trampoline that is not behind a fence, the Board consensus is that the trampoline may remain because it is not in the front yard.
 - Judy Reed provided the current financial reports to the Board. She reported that the current limit on FDIC of 250K has been extended through Dec. 31, 2013.
 - John Pavlik reported that the ARC committee approved 11 requests.
 - Susan Lawson asked if Verizon and Comcast would move their cable boxes at the entrances.

The meeting adjourned at 9:05pm. The next meeting will be Tuesday, July 21, 2009 at 7pm.

