

Minutes – Avocet Board of Directors Meeting – August 19, 2008

- I. Call to Order.
 - Attendees: BOD – Sean Bennett, Kenneth Greeker, Jeanne Aulbach
AMAG – Leisa Ballew
- II. Committee Reports
 - a. Architecture – Shutters repainted - color closer to that approved; still waiting for AMAG letter on painted brick, ACC Request received for treehouse.
 - b. Finance – No report.
 - c. Information –Next newsletter scheduled for 9-15, summer hiatus due to scheduling issues
 - d. Kids Club – No report
 - e. Nominating – No report
 - f. Recreation – No Report
 - g. Security – No Report
 - h. Social / Clubhouse – No report
- III. Old Business.
 - a. Review action items, policies and procedures with Leisa. Still having difficulties with the transition. Inspections are a particular problem area.
 - i. ACC Process & notification
 - ii. Inspection process
 - iii. Collections
 - iv. Facilities management
 - v. Communication
 - b. D&O policy renewed at \$2M
 - c. Landscape Committee e-mailed about Lapwing Court project, no response. Will contact Patrick at Precision for a plan.
 - d. Update on furniture and clubhouse upgrades – next meeting
 - e. Weeds still behind clubhouse and along lower courts. Arbor-nomics contacted. Treatments started mid-July still in process, can take 65 – 70 days for full eradication.
 - f. Proposal to clean and stock the bathroom for \$50 a trip and the clubhouse for \$75 a trip – Pricing to be rechecked – maybe get additional bids. Still waiting on this.
 - g. Signs for tennis court – Next meeting?
- IV. New Business
 - a. Problems getting data from Heritage. Ashley and Leisa working to resolve.
 - b. ACC Guidelines modification in process. Approved by ACC
 - i. Rewriting to close some loopholes including: painted brick; playhouse/shed siding & paint specifications. satellite dishes, roofing and mail box standards
 - ii. Can we retroactively have satellite dishes moved?
 - iii. Do we want to add solar panels?
 - c. Mail box standards – Can we contract with Rob and have homeowners contact him directly? Kenneth working on a presentation for the annual meeting
 - i. Post style
 - ii. Post color
 - iii. Number color and location
 - iv. Box style
 - d. Some deterioration of paint on pool deck. Aqua Blue contacted. Tony to touch up Monday.
 - e. Two detention ponds on Dunlin Shore. Per 1996 amended bylaws “(e) all drainage and detention areas within the subdivision, including any such areas located on lots, to the extent such areas are not maintained on an ongoing basis by a local governmental entity.” How do we begin to maintain? Leisa to send letter to homeowners.
 - f. Several homeowners are complaining about street parking. Gwinnett County has a program to install “No Parking” signs in communities with narrow streets. Will check into the possibility of having this program for avocet.
 - g. Annual Meeting – September 25
 - h. Next meeting – September 16th.