

Notes from the July 12, 2018 HOA General Meeting:

- Kelly Custer, chair of the social committee discussed the many events held in the last year as well as the upcoming “Summer Bash” that will be held before school starts. The committee needs volunteers.
- The resident Architectural Review Board (ARB) has prepared a set of Community Standards that was approved by the HOA Board and will be posted to the website. This document augments the covenants. The ARB meets the third Tuesday at 1 pm at the clubhouse monthly to approve ARB applications. Residents are welcome to stop in to ask questions.
- The community website provides information, documents and forms. In addition, a Bulletin Board has been installed at the clubhouse with information about committees and events. www.avalonvillagehoa.org
- The parking policy as approved by the HOA Board and will be posted on the website. This policy implements the covenant in Amendment #4.
- The Developer, Devon Rushnell, discussed the progress of the building within the community. Cambridge has about 10 lots left to sell. Hawthorne is nearly sold out of the 67 lots in phase one, work has begun on the 67 lots in phase two, and will quickly be followed by the 54 lots in phase 3. Selling has begun on the 35 lots in the Somerton extension. The final phase between Brighton and Somerton is currently in engineering. He anticipates completing the community in roughly 2 years.
- Volunteers are needed for the various committees within the community. Devon mentioned that in his experience, only those communities with strong volunteers make a successful transition to resident run HOAs.
- Questions included:
 - Gym – earlier surveys reflected minimal interest in major investments in this amenity. An updated survey will be done in the fall to ascertain if this needs higher priority in the budget.
 - Pool stains – yearly cleaning of stains is scheduled for the fall since it requires closing down the pool for a few days.
 - Video surveillance – there are now 9 cameras. If a resident reports a problem along with the date and time, the recordings can be reviewed for action.
 - Perimeter fencing – all white perimeter fencing belongs to the HOA. This fencing will need replacement within the next few years.
- The Management company reported that the pool gate has a new alarm that will sound when the gate to the pool is left open.
- The air conditioning has been repaired and will undergo maintenance this week for the gym, hallway and bathrooms that was not working.
- Members were updated on the irrigation and landscape improvements that continue along the boulevard.