

Longwood HOA

3181 Village Park Drive, Melbourne, FL 32934

Meeting Minutes

Contents:

2010

January 21, 2010

February 18, 2010

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October – Not available

November 18, 2010

December 15, 2010

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File: min0110.doc	Member	Term	Phone	E-Mail	Present	Area
Date: 1/21/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time: 7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	y	
Location: Dale LeVey's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
	Treas - Tom Sylvester	07-10	259-2598	Tomjudysylvester@hotmail.com	n	reas
	Mem – Geo McDaniel	07-10	259-4194	monrie@aol.com	y	Lawn
	Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
	Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
	Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	n	
Guests: None	Arch – By Board					

OLD BUSINESS

1 Previous Minutes 12/17/09 minutes were read and approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$42443.47	\$12,661.90	\$43,774.33	\$98879.70

3 Dues

Yr	No.	Lots	Amt
2007	1	82	\$211.00
2008	3	82,157,181	\$207.00
2009	6	67,82,112,157,181, 269	\$232.32
2010	217 paid	(79%)	

Checking & CDs are at Wachovia.

4 Lawn

No change

5 Sprinklers

Wickham entrance on at 5-6 PM; Geo to work.

6 Canals

No change; see Python under new business

7 Fences

No action; Dale has been out of town. Sally asked Steve to paint a small section on Wickham. Chain link by Gazebo needs some repairs.

8 Lighting/Flags

Dale fixed all lights.

9 Gazebo

No action;

10 Web Page

Updated through Nov 09. Site would not upload tonight.

11 Storage

Rent is now paid up through 7/2010

12 Meeting Loc

Current plans are to rotate the meetings to different Board members homes. The next meeting will be on **2/18/10 at Mike Corby's home (2462 Chapparral Dr)**. We continue to go down the list as shown above.

13 Drawings

Mike presently has Longwood drainage drawings.

14 Storm Drains

No action. We still need pictures of flooded area. Some of us received letters from County asking that we document flooded areas.

15 Mail Boxes

Gary met with Ms Dutton and basically they will not do anything. Cost is \$30k. There were questions from the Board about who would maintain and control keys.

16 Dues

2010 dues are as follows:

- \$185/yr **Base** dues
- \$150 **Early** dues paid before 1/1/10 (\$35 discount)(\$150 is same as 2009)
- \$205 **Late** dues after 1/31/10

17 Christmas

Judging for the 2009 Christmas Decorating contest was not held the night of 12/17/09 after the Board meeting due to bad weather (rain). Judging will be held on Saturday 12/19/09. Results were as follows:

Prizes are as follows:

- | | | |
|-------------------|-------|--|
| • 1 st | \$185 | Kevin & Shirley Shepherd.....2826 Chapparal Dr |
| • 2 nd | \$100 | Edwin Muller & Family.....2568 Woodsmill |
| • 3 rd | \$60 | Raul Perez & Family.....3335 Chapparal Ct |
| • HM | \$25 | Ken Flaughner & Family.....3279 Canyon Place |
| • HM | \$25 | Russel Marraccini & Family.....3170 Woodsmill |

18 E. Canal

Dale will investigate the email from a homeowner concerned about the sand buildup on the north end of the east canal.

19 Lot 104

Dale will investigate the condition of Lot 104. Renters are parking on grass.

20 Summons

We continue to receive summons on properties being foreclosed.

NEW BUSINESS

21 Snake

A trapper (James Dean – 557-7000) was working on the Longwood West & Kingsmill East canal looking for a python. We are not sure anyone has actually seen the snake.

Motion

Approve up to \$300 for trapper fee if snake is seen

Approved: 6:0

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File: min0210.doc	Member	Term	Phone	E-Mail	Present	Area
Date: 2/18/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time: 7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	y	
Location: Mike Corby's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	n	Web
	Treas - Tom Sylvester	07-10	259-2598	Tomjudysylvester@hotmail.com	y	reas
	Mem – Geo McDaniel	07-10	259-4194	monrie@aol.com	y	Lawn
	Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
	Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
	Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	y	
Guests: None	Arch – By Board					

OLD BUSINESS

1 Previous Minutes 1/21/10 minutes were not available.

2 Treasurer's Report

Ck	CD	CD	Total
\$19777.02	\$12,616.96	\$43,694.17	\$76,088.15

3 Dues

Yr	No.	Lots	Amt
2007	1	82	\$211.00
2008	3	82,157,181	\$207.00
2009	6	67,82,112,157,181, 269	\$232.32
2010	97 paid		\$150.00

Checking & CDs are at Wachovia.

4 Lawn

George talked to Tim before meeting. Is. 9 oak branch was removed. A stump was ground. Bushes on Is. 9 need to be trimmed more. Is. 5 tree hit by lightning needs removal. Bill asked that Palm on East side of Lk Washington entrance be trimmed.

Motion

Approve up to \$3000 for mulch.

Approved: 7:0

5 Sprinklers

No action

6 Canals

ECOR is cleaning all canals. ECOR (254-0930).

7 Fences

No action; Dale has been out of town.

8 Lighting/Flags

No action; light is out at Lk Washington; it is more than just the bulb.

9 Gazebo

No action;

10 Web Page

No action. Updated through Nov 09

11 Storage

Rent is now paid up through 7/2010

12 Meeting Loc

Current plans are to rotate the meetings to different Board members homes. The next meeting will be on **3/18/10 Gary Cunningham's (Chapparral Dr)**. We continue to go down the list as shown above.

13 Drawings

Mike presently has Longwood drainage drawings.

14 Storm Drains

No action. We still need pictures of flooded area.

15 Mail Boxes

Gary contacted Ms Dutton who agreed to meet and review mail box area upgrades. Gary has some proposals to present at January meeting.

NEW BUSINESS

- 18 E. Canal** Dale is to investigate.
- 19 Lot 104** Dale is to investigate.
- 20 Summons** We received more summons on properties being foreclosed. Tom is to handle.
- 21 VPD** Approved house plans

ACTION

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min0310.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	3/18/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	n	Pres
Time:	7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	y	
Location:	Gary Cunningham's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
		Treas - Tom Sylvester	07-10	259-2598	Tomjudysylvester@hotmail.com	y	reas
		Mem – Geo McDaniel	07-10	259-4194	monrie@aol.com	y	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	n	
		Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	y	
Guests:	June Lewis	Arch – By Board					

OLD BUSINESS

1 Previous Minutes 1/21/10 and 2/18/10 minutes were not available.

2 Treasurer's Report

Ck	CD	CD	Total
\$47,469.31	\$12,722.21	\$43,940.45	\$104,131.97

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots	Amt
2007	1	82	\$211.00
2008	3	82,157,181	\$207.00
2009	6	67,82,112,157,181, 269	\$232.32
2010	22 unpaid		\$150.00

Tom is ready to send out the third letter in the series for overdue dues. Tom sent a letter 2 weeks ago saying tomorrow is the last date to avoid additional round of fees. Plans are to file liens after the April meeting.

4 Lawn

Mulch is down and billed. Palm at Lk Washington has been trimmed. Dead and damaged shrubs from cold spell are being investigated. There is a bad tree limb at the Gazebo.

5 Sprinklers

Is. 1 is broken again with water in the street. Tim recently fixed this island.

6 Canals

No action.. ECOR does canal cleaning. ECOR (254-0930).

7 Fences

No action; Dale has been out of town.

8 Lighting/Flags

Light is out at Wickham entrance north.

9 Gazebo

No action; It needs some paint touchup.

10 Web Page

No action. Updated through Nov 09.

11 Storage

Rent is now paid up through 7/2010

12 Meeting Loc

Current plans are to rotate the meetings to different Board members homes. The next meeting will be on **1/21/10 at Dale LeVey's home (2607 Chapparral Dr)**. We continue to go down the list as shown above.

13 Drawings

Mike presently has Longwood drainage drawings.

14 Storm Drains

No action. We still need pictures of flooded area. Some of us received letters from County asking that we document flooded areas. June Lewis brought some pictures of flooding on Village Park Dr during the hurricane a few years ago and promised to email us the digital formats

15 Mail Boxes

Coleen Dutton with the USPS replied to Gary. UPS will not replace mail boxes until they fall down. If we install new boxes, the USPS will not maintain the boxes; however they may handle the keys for a \$25 fee to issue each key. Gary had estimates of \$16366 for construction costs and \$15000 for new boxes. The Board asked Gary to get more estimates.

NEW BUSINESS

16 Property Liens

Tom is researching how to handle liens that are older than 12 months. A new state law appears to null out liens from previous years. Tom wrote the Real Estate expert in the paper; however, we may need to contact a local attorney. Tom had a firm involved with a Longwood foreclosure who would pay the 2009 lien but not the 2008 lien.

Motion

Approve up to \$1000 for a legal opinion on liens.

Approved: 5:0

17 Mgmt Firm

Many Board members received unsolicited bids of \$250/mo for a management firm to handle restrictions and covenants. Bill stated that he has seen these type firms harass owners in Sorrento Circle and they had most homeowners are up in arms for trivial and unfair enforcement. The firm stated they would issue fines to Longwood homeowners even though our Deed restrictions do not allow such. The Board said they were not interested.

18 3190 VPD

June Lewis attended the meeting to get approval for a PVC fence around her property which is adjacent to the Gazebo.

Motion

Approve fence as presented.

Approved: 5:0

19 Yards

Some yards and homes are starting to look bad. The first house north of the Lk Washington entrance has a section of fence down. Gary agreed to drive around and take some notes.

20 Annual Mtg

Tom agreed to reserve the church on Aurora for our annual meeting. Board requested the first Monday in June (6/7/10). Tom to set up.

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File: min0410.doc	Member	Term	Phone	E-Mail	Present	Area
Date: 4/22/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time: 7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	y	
Location: Dale LeVey's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
	Treas - Tom Sylvester	07-10	259-2598	Tomjudysylvester@hotmail.com	y	reas
	Mem – Geo McDaniel	07-10	259-4194	monrie@aol.com	y	Lawn
	Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
	Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
	Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	y	
Guests: Robert Vega	Arch – By Board					

Meeting on 4/15/10 moved to 4/22/10 due to lack of quorum

OLD BUSINESS

1 Previous Minutes 1/21/10, 2/18/10, and 3/18/10 minutes were approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$47,620.65	\$12,750.94	\$44,015.68	\$104,387.27

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots	Apprx.Amt
2007	1	82	\$211.00
2008	3	82,157,181	\$207.00
2009	6	67,82,112,157,181, 269	\$232.32
2010	15 unpaid		\$203.00

Tom sent out the third letter in the series for overdue dues.

Motion Treasurer may manage liens as necessary to protect Longwood's interest. Approved: 7:0

4 Lawn Requested shrubs in T-canal fence are removed.

5 Sprinklers No action.

6 Canals No action.. ECOR does canal cleaning. ECOR (254-0930).

7 Fences Chain link gates need some maintenance. Dale to get an estimate.

8 Lighting/Flags Dale replaced light and fixture at Wickham. Lk Washington needs a new light cage.

Motion Approve up to \$300 for new light cage at entrance. Approved: 7:0

9 Gazebo Needs some paint touchup. Sally to call Steve and try and get the paint color code.

10 Web Page Web site has been down since Christmas as we continued to try and contact the old provider. It was last updated through Nov 09. Board chose to move account to GoDaddy.com.

Motion Approve moving Web site to GoDaddy.com. Approved: 7:0

11 Storage Rent is now paid up through 7/2010

12 Meeting Loc Current plans are to rotate the meetings to different Board members homes. The next meeting will be on **5/20/10 at Bill Harris' home (3365 Chapparral Ct)**. We continue to go down the list as shown above.

13 Drawings Mike presently has Longwood drainage drawings.

14 Storm Drains June Lewis sent us digital pictures of previous Longwood flooding. Mike will pass these to his wife (County commissioner).

15 Mail Boxes Gary researched other mail boxes. All were more expensive than the original estimates through the Post Office. A discussion followed.

Motion Buy new mail boxes and have them installed on upgraded pad. **Approved: 6:1**

16 Annual Mtg Harbor City Christian Church has been reserved for 6/7/10. Board should be there at 6:30 for 7 pm meeting. Mail box plans are to be presented. Bill to print notices and labels, Tom to get stamps and Donna will help process and mail notices of meeting.

NEW BUSINESS

17 3338 CCT Robert Vega attended the meeting to request his proposed fence be approved.

Motion Approve fence as presented. **Approved: 7:0**

18 2498 VPD Request to approve exterior colors.

Motion Approve all 3 colors presented **Approved: 7:0**

19 2568 VPD There was a complaint about the home's color. Board found no problem with color.

Motion Board considers colors acceptable **Approved: 7:0**

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File: min0510.doc	Member	Term	Phone	E-Mail	Present	Area
Date: 5/20//10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time: 7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	y	
Location: Bill Harris' Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
	Treas - Tom Sylvester	07-10	259-2598	Tomjudysylvester@hotmail.com	y	Treas
	Mem – Geo McDaniel	07-10	259-4194	monrie@aol.com	y	Lawn
	Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
	Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
	Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	y	
Guests: Robert Vega	Arch – By Board					

OLD BUSINESS

1 Previous Minutes 4/22/10 minutes were approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$47,620.65	\$12,750.94	\$44,015.68	\$104,387.27

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots	Apprx.Amt
2007	1	82	\$211.00
2008	3	82,157,181	\$207.00
2009	6	67,82,112,157,181, 269	\$232.32
2010	15 unpaid		\$203.00

Tom sent out the third letter in the series for overdue dues.

Motion **Treasurer may manage liens as necessary to protect Longwood's interest. Approved: 7:0**

4 Lawn Requested shrubs in T-canal fence are removed.

5 Sprinklers No action.

6 Canals No action.. ECOR does canal cleaning. ECOR (254-0930).

7 Fences Chain link gates need some maintenance. Dale to get an estimate.

8 Lighting/Flags Dale replaced light and fixture at Wickham. Lk Washington needs a new light cage.

Motion **Approve up to \$300 for new light cage at entrance. Approved: 7:0**

9 Gazebo Needs some paint touchup. Sally to call Steve and try and get the paint color code.

10 Web Page Web site has been down since Christmas as we continued to try and contact the old provider. It was last updated through Nov 09. Board chose to move account to GoDaddy.com.

Motion **Approve moving Web site to GoDaddy.com. Approved: 7:0**

11 Storage Rent is now paid up through 7/2011

12 Meeting Loc Current plans are to rotate the meetings to different Board members homes. The next meeting will be on **5/20/10 at Bill Harris' home (3365 Chapparral Ct)**. We continue to go down the list as shown above.

13 Drawings Mike presently has Longwood drainage drawings.

14 Storm Drains June Lewis sent us digital pictures of previous Longwood flooding. Mike will pass these to his wife (County commissioner).

15 Mail Boxes

Gary researched other mail boxes. All were more expensive than the original estimates through the Post Office. A discussion followed.

Motion

Buy new mail boxes and have them installed on upgraded pad.

Approved: 6:1

16 Annual Mtg

Harbor City Christian Church has been reserved for 6/7/10. Board should be there at 6:30 for 7 pm meeting. Mail box plans are to be presented. Bill to print notices and labels, Tom to get stamps and Donna will help process and mail notices of meeting. JoAnn Corby wants 10 minutes to address assembly.

NEW BUSINESS

17 3338 CCt

Robert Vega attended the meeting to request his proposed fence be approved.

Motion

Approve fence as presented.

Approved: 7:0

18 2498 VPD

Request to approve exterior colors.

Motion

Approve all 3 colors presented

Approved: 7:0

19 2568 VPD

There was a complaint about the home's color. Board found no problem with color.

Motion

Board considers colors acceptable

Approved: 7:0

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNER'S ASSOCIATION
 3181 Village Park Drive
 Melbourne, Florida 32934
 Longwoodhoa.org

ANNUAL MEETING MINUTES
6/7/10

File:	minan10.doc	Member	Term	Phone	E-Mail	Present
Date:	6/7/10	Pres - Dale LeVey	08-11	254-9947	Dalelevey@att.net	y
Time:	7:00 PM	VP – Gary Cunningham	09-12	863-7937	Gary@cia-developers.com	y
Location:	Harbor City	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y
	Christian Church	Treas - Tom Sylvester	07-10	259-2598	TomJudySylvester@aol.com	y
	3210 Aurora Rd.	Mem - Sally McCullough	09-12	259-6853	bensallym@juno.com	y
		Mem – George McDaniel	07-10	259-4194	monrie@aol.com	y
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoaf.org	
Arch - None		Alt – Dona Miller		254-5318	Dmille06@aol.com	

1. **Call To Order** **Dale LeVey**

- The meeting was called to order at 7 PM.
- Attendance was approximately 37 homeowners and proxies.
- This exceeded the necessary quorum (10% or 28 homes)

Old Business

2. **Introduction of the Board** **Dale LeVey**

- Pres - Dale LeVey 08-11
- VP – Gary Cunningham 09-12
- Sec - Bill Harris 09-12
- Treas - Tom Sylvester 07-10
- Mem – Sally McCullough 09-12
- Mem - George McDaniel 07-10
- Mem – Mike Corby 09-12
- Alternate – Dona Miller

3. **Previous Minutes:** **Bill Harris.**

- Minutes of 6/1/09 were read and accepted by motion.

4. **Treasurer's Report** **Tom Sylvester**

- Treasurer's report was read and accepted by motion.

Budget for year	\$53,420.00
Expenses (previous 12 months)	\$32,843.90
Balance (5/31/10)	\$101,285.28
- Delinquent homeowners: Liens (14) were refiled for all years as 2010 liens

5 **Homeowners Association Duties** **Dale LeVey**

- Lawn Service: Medians, entrances, portions of canal, fence to street.
- Canal service: aquatic treatment
- Maintenance: Fences, lights, flags, signs, sprinklers, gazebo.
- Administrative: State & Federal taxes, utility bills, insurance, book keeping, dues collection, Web
- Christmas lighting contest
- Handling written complaints

6. **Board Member Duties** **Dale LeVey**
- Sally McCullough President
 - Dale LeVey VP, Fences, Lighting, signs
 - George McDaniel Lawns, Sprinklers, Gazebo, Canal
 - Tom Sylvester Treasurer
 - Bill Harris Secretary, Web Page, Letters, Corp Papers
 - All Board Members Architecture Committee, Christmas Lighting Contest
7. **Lawn Maintenance/Sprinklers** **George McDaniel**
- A brief summary of the Lawn Maintenance activities was presented.
 - New Look Lawn Care (Tim Fishe) is the lawn contractor
 - Ecor sprays and fertilizes the islands and entrances
 - Wickham entrance as an erosion problem due to the ditches along Wickham
 - Both entrances have been upgraded with fresh flowers throughout the year.
 - Please report any lawn or sprinkler maintenance problems to George McDaniel
 - Request: Add reflectors at the entrances
 - Request: Trim tree blocking view at Wickham entrance
8. **Canals** **George McDaniel**
- Ecor cleans and treats our canals
 - Each canal receives a monthly aquatic treatment and is mowed every 2 weeks
 - Request: Investigate cleaning East bank of East-T canal behind apartments
 - Request: Can West canal East bank be cut? (Ref 2704 & 2772 Chapparal)
9. **Fence** **Dale LeVey**
- The portion of the Association's fences along Wickham was cleaned and painted this year.
 - Vandalism of chain link fence appears to be down.
 - Homeowners were asked to trim shrubs back off fence.
 - Dale LeVey has been maintaining chain link fence.
10. **Web Page** **Bill Harris**
- The Web site was unchanged from December until May due to our hosting service apparently going out of business. The site was on the air but we had no way to update and make changes. Earlier this year, we contracted with a different service provider, but it still took us months to extract our domain name (Longwoodhoa.org) from the previous provider. We are happy to report that the site is now up and running normal.
 - Web address is "**Longwoodhoa.org**".
 - A sign with the Web address is located at each entrance
 - The Web site is the official location for all announcements and posting of data for the Homeowner's Association.
 - Each page has a date at the bottom that shows when that particular page was last updated.
 - The Web site contains links to your City of Melbourne's Web pages including the Property Appraiser
 - Web site includes the Main page and 4 main sections:
 - Board
 - Legal
 - Locate
 - News

11. **Lights** **Dale LeVey**

- Dale LeVey maintained our entrance lights throughout 2009/2010.
- Vandalism of lights was down in 2010

12. **Bylaws/Deed Restrictions** **Bill Harris**

- A copy of the Deed Restrictions is available from the Web site.
- Homeowners were asked to please maintain their homes and yards. Please be careful of where you store garbage cans (out of sight). Do not park vehicles on grass. Park RVs/Boats/Campers/Personal Watercraft in back of house (behind a fence).
- Homeowners were asked to talk to neighbors who might need some assistance in keeping up their homes.
- City code enforcement can assist you better than the Board when you have specific complaints. Listings of some City offices are on the Web Page; others will be added.
- The Board is not normally proactive in enforcing deed restrictions and code violations but rather operates based on specific written complaints from homeowners.
- If you have a valid complaint, submit a letter to any Board member.
- Board members, being homeowners, may initiate the complaint for fragrant violations.
- Do not operate a commercial business from your home.

13. **Flag & Poles** **Dale LeVey**

Flags and poles were maintained throughout the year.

14. **Post Office Boxes** **Gary Cunningham**

Flags and poles were maintained throughout the year.

- The Board has been working with the Post Office to improve the mailbox setup
- Gary Cunningham has been working to upgrade mail boxes
- Present boxes will be removed and new concrete slabs poured. New boxes will be installed.
- New boxes will be wide/low profile boxes.
- Package boxes will also be included in the mix
- Pavers will be installed between slab and curb
- There will be no service during down time; pickup mail at post office
- New boxes will belong to and must be maintained by the Association
- Post Office will handle keys

NEW BUSINESS

15. **Election** **Sally McCullough**

Due to the expiration of two Board member's terms (Tom Sylvester & George McDaniel), there were 2 Board positions to fill. All will be 3 year terms.

Nominated and elected to new 3 year terms (10-13) were the following:

- Tom Sylvester
- George McDaniel

In addition, Donna Miller will continue to act as an alternate.

16 **JoAnn Corby**

JoAnn is a City of Melbourne Council Woman. She addressed the assembly with the following:

- She was glad to hear that the Longwood HOA is financially solvent. Many communities within Melbourne and Brevard are struggling.
- Drainage in Longwood is a part of the Upper Eau Gallie Drainage Basin run by the County.
- Monies allocated to our area for upgrades were redirected to other projects
- City bought property on Turtle Mound and Parkway for flooding control.
- Longwood is not in a flood zone.
- Longwood has flooded 3 times in 23 years
- Melbourne has experienced 300 to 400 foreclosures; Palm Bay has over 2000.
- There have been increased break-ins in the area,
- Melbourne City Council has voted to totally change your Garbage Service:
 - Each home will be “given” a super large, special container for garbage
 - Each home will be “given” a second super large, special container for recycle items
 - Each container is capable of being picked up by a special mechanized truck
 - Homeowners will have their choice of two different size containers
 - Up to 66% of Garbage men will be laid-off as each truck will have one operator
 - Only items in special bins will be picked up.
 - Present garbage cans can no longer be used for overflows
 - Goal is to reach 75% recycling
 - Recycled items no longer need to be separated
 - Pickup will initially still be twice a week

17 **Miscellaneous**

Other topics discussed included:

- Mailing/papers There was a discussion on how to stop items from being thrown into driveways

Meeting was adjourned.

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min0610.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	6/18/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time:	7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	y	
Location:	Tom Sylvester's	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
	Home	Treas - Tom Sylvester	10-13	259-2598	Tomjudysylvester@hotmail.com	y	Treas
		Mem – Geo McDaniel	10-13	259-4194	monrie@aol.com	y	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	n	
		Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	n	
Guests:	Robert Vega	Arch – By Board					

OLD BUSINESS

1 Previous Minutes 5/20/10 minutes were approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$45,617.68	\$12,813.74	\$44,180.02	\$102,611.44

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots
2010	15 unpaid	

2010 15 unpaid

Tom has filed all new liens for 2010.

4 Lawn

Requested shrubs in T-canal fence are removed.

5 Sprinklers

George will adjust watering hours.

6 Canals

ECOR stopped canal cleaning in April. They restarted. Fee \$150 to 100 per year. ECOR (254-0930).

7 Fences

Steve painted Wickham section. Chain link gates need some maintenance. Dale to get an estimate.

8 Lighting/Flags

Dale replaced bought new light cage for Wickham (\$180).

9 Gazebo

Needs some paint touchup. We need to get the paint color code.

10 Web Page

Web site is now up and running.

11 Storage

Rent is now paid up through 7/2011

12 Meeting Loc

Current plans are to rotate the meetings to different Board members homes. The next meeting will be on **7/16/10 at George McDaniel's home (2681 LW)**. We continue to go down the list as shown above.

13 Drawings

Mike presently has Longwood drainage drawings.

14 Mail Boxes

Gary researched other mail boxes. Although Gary is moving from Longwood, he will help get mailbox project started.

15 Annual Mtg

Annual meeting went off as planned. There was a relatively good turnout.

NEW BUSINESS

16 Election

The new officers are as follows:

Pres Dale LeVey
VP Mike Corby
Sec Bill Harris
Treas Tom Sylvester.

17 Budget

Tom presented a new proposed budget for 2010/2011.

Motion

Approve budget as presented

Approved: 6:0

18 W Canal

There was a complaint about the home's color. Board found no problem with color.

Motion

Board considers colors acceptable

Approved: 6:0

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min0710.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	7/15/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time:	7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	n	
Location:	Geo McDaniel's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
		Treas - Tom Sylvester	10-13	259-2598	Tomjudysylvester@hotmail.com	y	Treas
		Mem – Geo McDaniel	10-13	259-4194	monrie@aol.com	y	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
		Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	n	
Guests:		Arch – By Board					

OLD BUSINESS

1 Previous Minutes 6/18/10 minutes were approved with minor changes and Annual Meeting minutes were approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$42,692.05	\$12,845.78	\$44,263.77	\$99,801.60

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots
2010	11 unpaid	82,112,150,212,216,222,238,245,254,269,271

Tom has filed all new liens for 2010.

4 Lawn

Requested shrubs in T-canal fence be removed.

5 Sprinklers

George will adjust watering hours. Is. #6 has a leak. George spent many hours in July working on sprinklers. Two front zones should be capped during sewer repairs.

6 Canals

ECOR stopped canal cleaning in April. They have restarted. Fee \$150 to 100 per year. ECOR (254-0930). Geo called the City about replacing the rusted-out corrugated pipes from streets to canals. There is erosion at outflows into the west canal. No answer from City.

7 Fences

Chain link gates need some maintenance. Dale to get an estimate. No action

8 Lighting/Flags

Dale replaced bought new light cage for Wickham (\$180).

9 Gazebo

Needs some paint touchup. Dale will get the paint color code. June Lewis (3190 VPD) is the neighbor who agreed to help if we would get the paint.

Motion

Approve up to \$50 for painting supplies

Approved: 7:0

10 Web Page

Web site is now up and running.

11 Storage

Rent is now paid up through 7/2011

12 Meeting Loc

The next meeting will be on **8/19/10 at Sally McCullough's home (2713 Woodsmill).**

13 Drawings

Mike presently has Longwood drainage drawings.

14 Mail Boxes

Gary researched other mail boxes. Although Gary is moving from Longwood, he will help get mailbox project started.

Items discussed included:

- We need a letter from Post Office (Coleen Dutton – 259*5574) prior to start of project stating they will handle keys and stating how we are to get delivery during construction.
- Contract should state project is to be completed within 14 days
- There is to be a penalty of \$200/day if not completed on time
- After 15 late days, Longwood may assume the project is abandoned
- The Board will set the start date
- Slabs and pavers are all to be set at the same elevation

NEW BUSINESS

- 15 Sewer Repairs** The City is repairing the lift station at the Wickham entrance. It will take most of July. Outbound traffic at the Wickham entrance will be blocked for a portion of each day.

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min0810.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	8/19/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	n	Pres
Time:	7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	n	
Location:	Sally McCullough's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
		Treas - Tom Sylvester	10-13	259-2598	Tomjudysylvester@hotmail.com	y	Treas
		Mem – Geo McDaniel	10-13	259-4194	monrie@aol.com	y	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	n	
		Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	n	
Guests:		Arch – By Board					

OLD BUSINESS

1 Previous Minutes 7/15/10 minutes were approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$40,193.51	\$12,909.05	\$44,429.04	\$97,531.60

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots
2010	11 unpaid	82,112,150,212,216,222,238,245,254,269,271

Tom has filed all new liens for 2010.
Tom released a lien on Lot 10 this month.

4 Lawn

Requested shrubs in T-canal fence be removed. Tim is to provide us with a propose new plant layout for the entrances.

5 Sprinklers

George will adjust watering hours. Is. #6 leak has been repaired.

6 Canals

ECOR cleaning and maintaining canals. ECOR (254-0930). Geo called the City about replacing rusted out corrugated pipes from streets to canals. There is erosion on outflows at west canal. No answer from City. No action.

7 Fences

Chain link gates need some maintenance. Dale to get an estimate. No action

8 Lighting/Flags

Dale replaced bought new light cage for Wickham (\$180). No action

9 Gazebo

Needs some paint touchup. Dale will get the paint color code. June Lewis (3190 VPD) is the neighbor who agreed to help if we would get the paint. No action.

10 Web Page

Web site is now up and running. Our software to produce PDF files for uploading to Web is not working.

Motion

Approve up to \$100 for PDF software

Approved: 4:0

11 Storage

Rent is now paid up through 7/2011

12 Meeting Loc

The next meeting will be on **9/16/10 at Mike Corby's home (2462 Chapparral Drive).**

13 Drawings

Mike presently has Longwood drainage drawings.

14 Mail Boxes

Gary researched other mail boxes. Although Gary is moving from Longwood, he will help get mailbox project started. Period of contract should be for 14 days not 10 days.

15 Sewer Repairs

The City completed repairing the lift station at the Wickham entrance. They did an excellent job and cleaned up the area after their work. Tom suggested we write the City a letter of thanks. Tom agreed to write the letter.

NEW BUSINESS

- 16 2720 CD** Code enforcement was called on 8/9/10 due to repeated parking of a heavy front-end loader and trailer on or in front of the property. Complaint was filed with Lindsey Jones, 674-5973. A City inspector came by the next day and took some pictures. Loader, trailer and 1.5 ton truck were parked there tonight.
- 17 2553 CD** Code enforcement was called on 8/9/10 due to repeated storage of auto parts (2 rear axle assemblies) on the front driveway of the property. Complaint was filed with Lindsey Jones, 674-5973.

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min0910.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	9/16/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time:	7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	n	
Location:	Mike Corby's Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
		Treas - Tom Sylvester	10-13	259-2598	Tomjudysylvester@hotmail.com	y	Treas
		Mem – Geo McDaniel	10-13	259-4194	monrie@aol.com	y	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
		Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	n	
Guests:		Arch – By Board					

OLD BUSINESS

1 Previous Minutes 8/19/10 minutes were approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$38,246.69	\$12,909.05	\$44,429.04	\$95,584.78

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots
2010	11 unpaid	82,112,150,212,216,222,238,245,254,269,271

Tom has filed all new liens for 2010.

4 Lawn

Tim did not provide us with a proposed new plant layout for the entrances. A bush on the Wickham entrance N-side needs trimming to enable motorist to see left. George will contact Tim on trimming tree. Tree on E-side of Lk Washington entrance needs trimming. Tom will write letter to homeowner requesting he trim the tree. Dale agreed to help homeowner trim tree.

5 Sprinklers

Is. #5 leak has been repaired.

6 Canals

ECOR cleaning and maintaining canals. ECOR (254-0930). Geo called the City about replacing rusted out corrugated pipes from streets to canals last month. There is erosion on the outflows into the west canal. Still no answer from City. Mike thinks his property goes to the water edge with an easement. I believe the HOA owns apportion of the land. Banks of W-canal need cleaning behind 2720 CD. George will ask Tim about cleaning this area. Dale will write the homeowner (not the renter). George thinks the black outflow pipe for the W-canal has erosion problems.

7 Fences

Chain link gates need some maintenance. Dale to get an estimate. No action

8 Lighting/Flags

Light cage for Wickham N-side has been removed and is being used by school kids as a seat.

9 Gazebo

Dale bought some paint and will give it to June Lewis (3190 VPD), a neighbor who agreed to help if we would get the paint.

10 Web Page

Web site is current. Bill was able to find PDF software at no cost..

11 Storage

Rent is now paid up through 7/2011

12 Meeting Loc

Next meeting: 10/21/10 Dale LeVey **2607 Chapparral Drive**

13 Drawings

Mike presently has Longwood drainage drawings and photos.

14 Mail Boxes

The contractor Gary had lined up has backed out of the deal. We need to start over and find another contractor. Dale has a neighbor who wants to bid on the job.

15 2720 CD

Code enforcement called on the home. They only had a minor effect. The heavy front-end loader and trailer have been parked on or in front of the property a couple of times. The City inspector said to call Code Enforcement if the front-end loader is parked on the property and to call the Melbourne Police if the unit is parked in the street. The police should result in quicker enforcement.

16 2553 CD

Code enforcement succeeded in getting the homeowner to remove the two rear axles but other junk continues to remain in front of the home.

NEW BUSINESS

17 Garbage Cans

The new garbage cans are appearing in front and beside many homes in Longwood. Our deed restrictions say they have to be hidden by a fence or shrubs. A note to all homeowners will be sent in the November dues notices.

ACTION

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min1110.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	11/18/10	Pres – Dale LeVey	08-11	254-9947	Dalelevey@att.net	y	Pres
Time:	7:30 PM	VP – Gary Cunningham	09-12	863-7937	Gary@ciadevelopers.com	n	
Location:	Bill Harris' Home	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
		Treas - Tom Sylvester	10-13	259-2598	Tomjudysylvester@hotmail.com	y	Treas
		Mem – Geo McDaniel	10-13	259-4194	monrie@aol.com	n	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
		Mem – Dona Miller	Alt	254-5318	Dmille06@aol.com	n	
Guests:		Arch – By Board					

OLD BUSINESS

1 Previous Minutes Minutes from 9/16/10 were previously approved. Minutes from 10/21/10 minutes were taken by Dale and not available.

2 Treasurer's Report

Ck	CD	CD	Total
\$34,186.14	\$12,972.63	\$44,594.92	\$91753.69

Checking & CDs are at Wachovia.

3 Dues

Yr	No.	Lots
2010	11 unpaid	82,112,150,212,216,222,238,245,254,269,271

No change to new liens Tom filed for 2010.

Tom needs some storage bins and access to the HOA storage unit

4 Lawn

Tim did not provide us with a proposed new plant layout for the entrances. Sally will follow up on replanting entrances. A bush on the Wickham entrance N-side needs trimming to enable motorist to see left. Tim trimmed trees. The large tree on E-side of Lk Washington entrance still needs trimming. Tom will write letter to homeowner requesting he trim the tree. Dale agreed to help homeowner trim tree.

5 Sprinklers

No report.

6 Canals

No new actions.....ECOR cleaning and maintaining canals. ECOR (254-0930). Geo called the City about replacing rusted out corrugated pipes from streets to canals last month. There is erosion on the outflows into the west canal. Still no answer from City. Mike thinks his property goes to the water edge with an easement. I believe the HOA owns a portion of the land. Banks of W-canal need cleaning behind 2720 CD. George will ask Tim about cleaning this area. Dale will write the homeowner (not the renter). George thinks the black outflow pipe for the W-canal has erosion problems.

7 Fences

No new action.....Chain link gates need some maintenance. Dale to get an estimate.

8 Lighting/Flags

All light cages are in place. Tom has a spare flag. Lk. Washington flag is doing much better since tree was trimmed.

9 Gazebo

Dale bought some paint and gave it to June Lewis (3190 VPD), a neighbor who agreed to help if we would get the paint. Gazebo light is out.

10 Web Page

Web site is current through August 2010. September and November minutes will be added shortly

11 Storage

Rent is now paid up through 7/20/11

12 Meeting Loc

Next meeting: 12/16/10 Tom Sylvester **2767 Village Park Dr**

13 Drawings

Mike presently has Longwood drainage drawings and photos.

14 Mail Boxes The contractor Dale had asked to quote on the project has declined. Board is searching for other contractors.

15 2720 CD No new problems.

16 2553 CD No new problems.

NEW BUSINESS

17 3319 Canyon The Board received a letter from a neighbor requesting we contact the owner and explain how the renters are behaving concerning trash and abandon cars. We believe the tenants are renting the house from a GI serving in Afghanistan. The Board was reluctant to place any new burdens on someone fighting for our freedoms, but in fairness to all homeowners, and since the complaint was written, the Board directed the Secretary to write a letter to the homeowner notifying his of the situation. There was some discussions on whether this is a legitimate concern or just some neighbors in a dispute. The car appears to have drive-out tag. Code enforcement and/or the police have been there at least once. The homeowner making the complaint is under the mistaken believe that a landlord can evict someone for violating a deed restriction. No one on the Board has ever seen such a clause in a standard lease agreement and even if it was included, eviction is a long and drawn out procedure; Something a GI could not handle remotely by mail.

18 Cmas funds Bill requested additional funds for new decorations.

Motion **Approve up to \$200 for Christmas Decorations** **Approved: 5:0**

19 Dues Ltrs Dues letters are due out by the end of the month. Dues are the same as last year. Lots with liens will receive a special letter stating the total amount of the lien. Bill passed around a draft letter. A statement about not having garbage cans visible from the front will be added. Tom is to buy stamps; Bill will get letters printed.

- \$185/yr **Base** dues
- \$150 **Early** dues paid before 1/1/11 (\$35 discount)(\$150 is same as 2009, 2010)
- \$205 **Late** dues after 1/31/11 plus collection fees

20 2554 VPD There was a verbal complaint about the new bright pink color. Board will hold action until there is a written complaint.

21 2609 LW There was a verbal complaint about the new mustard color. Board will hold action until there is a written complaint.

22 Cmas Contest The Christmas decorating contest will be judged on 12/16/10 starting around 8 pm. If there is bad weather, it will be judged the first available night. Prizes are:

- 1st \$185
- 2nd \$100
- 3rd \$60
- HM \$25

Bill Harris - Secretary

LONGWOOD HOMEOWNERS ASSOCIATION
3181 Village Park Drive
Longwoodhoa.org
BOARD MEETING MINUTES

File:	min1211.doc	Member	Term	Phone	E-Mail	Present	Area
Date:	12/15/11	Pres – Dale LeVey	11-14	254-9947	Dalelevey@att.net	y	Pres
Time:	7:30 PM	VP – Mike Corby	09-12	259-4210	mcorby@cocoa.org	y	
Location:	Geo McDaniel's	Sec - Bill Harris	09-12	242-0583	wharris1@cfl.rr.com	y	Web
	Home	Treas - Tom Sylvester	10-13	259-2598	Tomjudysylvester@hotmail.com	y	Treas
		Mem – Geo McDaniel	10-13	259-4194	monrie@aol.com	y	Lawn
		Mem – Sally McCullough	09-12	259-6853	bensallym@cfl.rr.com	y	
		Mem – June Lewis	11-14	253-0241	JLewis1718@cfl.rr.com	y	
Guests:		Arch – By Board					

OLD BUSINESS

1 Previous Minutes Minutes from 1/17/11 were read and approved.

2 Treasurer's Report

Ck	CD	CD	Total
\$38774.69	\$13,424.38	\$45,765.19	\$97,964.26

Checking & CDs are at Wells Fargo

3 Dues

Yr	No.	Lots
2011	8 unpaid	10,81,139,150,178,212,238,271
2012	105 paid (38%)	

All liens were updated for 2011

4 Lawn

Time to mulch; keep same color; Wickham entrance has ant beds..

Motion

Authorize Geo to spend up to \$2000 on mulch.

Approved: 7:0

Motion

Authorize Geo to spend up to \$100 per application to fertilize and apply pesticides to entrances.

Approved: 7:0

5 Sprinklers

No action.

6 Canals

Board discussed culverts collapsing. This should be the City or County's responsibility. ECOR cleans and maintains the aquatic weeds in the canals. ECOR (254-0930). City did repair a culvert during the no-name storm.

7 Fences

No action.

8 Lighting/Flags

Wickham N spotlight is broken and one carriage light.

9 Gazebo

No action.

10 Web Page

Web site is current through Nov 2011.

11 Storage

Rent is now paid up through 8/20/12

12 Meeting Loc

Next meeting: 1/19/12 Sally McCullough's **2713 Woodsmill**

13 Drawings

Mike presently has Longwood drainage drawings and photos.

14 Mail Boxes

Mike is still working on new mail box prices. Mike is to get 3 sets of prices for the job. New Postmaster is Ann Gantz, 259-5574 Mike is to email agreement & commitments to USPS.

15 Vacant Homes

June is to call Code Enforcement on two homes with tall grass and overgrown trees. 3117 LW & 3131 LW

16 Portofino

The Board needs to address the following Portofino topics:

- Portofino Fence
- Past due canal maintenance fees.

The Board discussed how to bill Portofino. This topic was also discussed with Lawyer earlier. The Board agreed the bill should include **half** of all "T-Canal" expenses, but no West-canal expenses or 25% of total canal costs. Tom agreed to write the transmittal letter. The letter and bill are to be sent to the local property manager and also to the Phoenix home office. June called Code Enforcement on the fence. Tom needs Treasurer files out of storage unit.

NEW BUSINESS

- 17 Dues** Dues notices were mailed at end of November. Although dues were set at the September meeting at \$185, they were revisited in November based on the narrow window we have for collecting back liens. It was agreed to raise the dues within the limits of our Deed Restrictions but to keep the early payment the same as it has been the past few years. (\$200 & \$150 early)
- 18 Christmas Lgts** Meet at Gazebo on 12/22/11 for judging at 7 pm. Bill decorated the L Washington entrance and Dale decorated the Wickham entrance..
- 19 2533 VPD** Dale approved white vinyl windows..
- 20 2526 VPD** Commercial trailer was moved
- 21 3048 VPD** Fence to sidewalk on corner lot must be per city code

Bill Harris - Secretary