

Hampton Cove Owners Association Board Meeting

April 17, 2006

Board Meeting Minutes

Present: Bill Chapman, Jason Clowers, Donn Hall, Brian Monroe, Diane Harris, Donna Hays, Cindy Norton, Katie Lyles.

Submitted by Cindy Norton

The meeting was called to order at 6:10 by President, Bill Chapman. The first item on the agenda was to approve the minutes.

Motion: Jason Clowers made a **motion to approve the minutes** as presented and Bill Chapman seconded. Motion carried.

- **Financial Reports** were the next topic on the agenda. Donna Hays presented that we had 1638 residents with paid dues year to date, and liens were filed on 14 and one has been released. Year to date 31 plans have been submitted. The capital fund has been funded this year and currently has \$145,612.50 in the fund. The Smith Barney reports were also attached. Additional financial reports will be emailed because the CPA firm is finishing taxes, and does not have it completed at this date.
- The next topic was the **Little Cove Fence Situation**. Donna described the situation between the two homeowners and Bill Chapman agreed to contact the parties for a meeting.
- The next item on the agenda was the status of the **White Fence Repair**. Donna reported that the removal and painting was more extensive than originally thought and would take longer, but it was progressing. The portion that was painted by Jeff Benton was only painted on one side. Donna will make an attempt to get back any remaining paint.
- The next item on the agenda was the **Sign at the main entrance** to the Eastern Bypass at Highway 431. Bill recommended we add a stone border the landscaping and spruce up the look of the sign. He also recommended checking its visibility from both approach angles. Donna said she would look into those items.
- The next item on the agenda was an **email to Bill Chapman from Bart Stephenson** who wanted to request a meeting to discuss the property at Audubon owned by TJ Lee. Discussion followed and Bill recommended an informal meeting to listen to the homeowners. Anyone could attend.

- The next item on the agenda was a Letter from President of the Garden Club. The letter was regarding the purple marlin birdhouses. The letter was read. Donn Hall stated he was part of a Cub Scout troop seeking a service project.

Motion: Donn Hall made a motion seconded by Jason Clowers seconded that Cubs scout group 343 will help with this project.

- The next item on the agenda was **the Petition for Board Representation** circulating in the communities of Stoneleigh Terrace, Mallard's Landing, and Eastern Shore. Discuss followed. Jason Clowers agreed to talk with the parties listed on the petition and review the opportunities for board or committee membership.
- The next item on the agenda was **the Letter from Hampton Cove Christian Academy requesting use of the lake behind the Hampton House for a June 7th canoe instruction Class.**

Motion: Jason Clowers made a motion to approve the request, seconded by Donn Hall and Bill Chapman, contingent on the receipt of the certificate of insurance. Motion carried.

- **Architectural Review** was the next topic. Bill Chapman reported that it was business as usual. Discussion followed about and Donn Hall recommended a letter be sent to Pollard homes indicating that if the track home approach continued to be observed in their submissions that they would be denied. More discussion followed.

The Finance and Long Range Planning Committee –Jason stated that at the point where there was some engineering information on the piece of property near the entrance that more long range planning would be addressed.

Bill Chapman called Executive Session to discuss issues with the property.

- The next item was **Operations Review:** Diane Harris stated the committee had not met and there was no new report. Cindy Norton reported that the website was moving ahead, and asked if the board wanted to work with the Hampton House who was also creating a website with the goal of creating sites that reflect a look of continuity for the neighborhood. Katie Lyles stated she thought there was too much confusion now, and they should look different. The board's consensus was that continuity was not necessary and beyond the use of the logos already in place that this effort was not required.
- The next topic was **Water and Land Management:** Reggie submitted a written report that is attached to the permanent record of these minutes.

He did bring up the question of how to document allowing the homeowners to extend the downspouts under the sidewalk through common ground in Eastern Shore. After discussion it was agreed he would contact the HCOA attorney to draw up the appropriate documents.

Reggie asked if we had copies of any state reports that had been done for the Water and Land Committee in the past. He will check with Scott Dalton and the office staff will check as well.

- The next item on the agenda was the **Nominating Committee**. Donn Hall reported that a formal verbal resignation had been received from Bill Ezell. The committee determined that they would not seek to fill the position at this time because the term was almost over.

There being no other items on the agenda the meeting was adjourned at 7:15.