

CCHSHOA MEETING October 11, 2010

In attendance: Alma Walker, Chris Snyder, Lisa Snider, Karen Coleman, T J Burns, Tanisha Dabbs, Vanna Finley and Doug Neumeyer. Absent: Renee Lynch and Kathie Thompson.

The meeting was called to order by Alma Walker. Members were welcomed and introduced. The position of District 2 representative and Events Coordinator are vacant. Alma has people in mind for District 2 and she will make contact to see if there is any interest in filling the position.

The minutes of the last meeting were read and accepted.

Karen gave the treasurer's report. We have \$1200.12 in checking and \$3587.02 in savings. An invoice in the amount of \$425.00 has been received from Green Gang for lawn mowing and weeding. It was reported \$150.00 in HOA dues were paid after the September meeting.

It was agreed a general meeting will be held November 9, 2010, at Joy Baptist Church from 7:30PM to 9:00PM. The purpose of the meeting will be to introduce the Board and District Representatives to the residents of CCHS and for general Q&A from residents. The meeting will be advertised via email, flyers and on the website. Residents will be asked to submit their questions prior to the meeting.

Removal of the three (3) Bartlett Pear trees at the 79th Street entrance was discussed. The trees are dying and limbs have broken off several times. Green Gang charges \$50.00 if they are called to pick up limbs. Alma had obtained two (2) bids for the work. The first bid was for tree removal only at \$450 from Angel. This was a verbal bid. The second bid was from Holmes & Son in the amount of \$400 for tree removal and an additional \$175 from removal of the stumps. This bid was submitted in writing. Chris Snyder suggested he and his father may be able to do at least part of the work with a savings to the HOA. He will check into this and report back via email if this is a viable option. It was agreed we could agree/disagree via email.

Snow removal and common area maintenance were discussed. Our contract for these services will be ending in February 2011 and bids will be requested.

Dues notices will be sent out by November 1st and will be due by December 1st. Alma passed a sample of the notice. Chris suggested a line be added requesting renters to forward the notice to the property owner. Alma explained the District Representative is responsible for trying to collect if payment is not received. Each DR may determine how they will handle this. The board will get together to stuff the envelopes for mailing. An email will

be sent to notify of the date and time. Lisa agreed to purchase the envelopes and stamps.

Newsletters will be published quarterly.

According to the by-laws, board meetings are to be held bi-monthly. Future board meetings will be in December, February, April and June. The June meeting will be the annual meeting for the association and new Officers and DR's will be elected.

The "No Soliciting" signs have disappeared from the Camberwood Dr entrances. It was moved and seconded that Alma will look into having these signs replaced.

It was decided if residents request assistance with resolving concerns with neighborhood, we will refer them to the appropriate city agency. The number for the Mayor's Action Line will be posted on the website.

Alma read the new law regarding posting of political candidate signs. These signs are only permitted on the property of the homeowner. We may remove them if they are placed in the common areas.

Doug asked about liability insurance for officers. Alma has looked into this and is checking into having an attorney speak to the board about this issue.

Doug also expressed a wish to have the neighborhood clean-up, annual Easter Egg Hunt and picnic revived. The picnic could be in conjunction with the annual meeting. We need an Event Coordinator to work on this.

Respectfully submitted,

Lisa Snider