

**FOXCLIFF ESTATES SOUTH HOMEOWNERS ASSOCIATION, INC.  
BOARD OF DIRECTORS MEETING MINUTES  
November 14, 2005**

**OFFICERS/MEMBERS PRESENT:**      **Chuck Molzon  
Calvin Kelly  
Bob Altizer  
Bruce Kohl  
Cindy Vogel**

**ASSOCIATION MANAGER:**            **Carolyn Holland**

**LEGAL COUNCIL**                         **Rod Bray**

**Guest**            **Lori Engle  
Bonnie Kohl  
John Mayberry  
Craig Dahl  
David Huelster  
Kurt Vogel  
Naomi Selke  
Jim & Sharlyn Kindler**

**Chuck Molzon called meeting to order at 7:05 p.m.**

**Agenda** – Bob Altizer requested that “Item C-Clubhouse Heating” and” Item D Broken Coffee Table” under new business be deleted. Chuck Molzon requested that “Item A-Approval of 2006 Election Package” under new business be deleted, as it is listed as ”Item B” under old business. Bob Altizer requested that “Item J-c Member Complaints – Bill Howell/Building Control “ under new business be deleted. Chuck Molzon stated a correction to “Item C-Swale Between Lots 682 and 683” on old business should read “Lots 685 and “686.”

**September Meeting Minutes** –Bob Altizer made a motion, and Cindy Vogel seconded, to approve the September Meeting Minutes as written.

October Meeting Minutes – Bob Altizer requested a change be made to the October minutes under Old Business, Cleaning Service to read, “Bob Altizer further stated that there was an immediate need to have the clubhouse cleaned and made a motion to have Gail Rose do a general cleaning along with cleaning the floors and windows. Calvin Kelly seconded the motion. Motion **failed**”. Bob Altizer made a motion and Calvin Kelly seconded to approve the October Meeting Minutes as amended. Motion carried.

**Communications** – Chuck Molzon stated that the Board Meetings would be held to a maximum of three hours, to conclude by 10 p.m. Chuck stated that he has

asked Board Members to submit their committee reports at least one week prior to the meetings to help expedite the meeting process. Any unfinished business would be tabled until next meeting. Chuck further stated the meeting was for the members of the Board and announced that there was a signup sheet for members who would like to speak at the end of the meeting. The Board will devote the last fifteen minutes to answer member's questions.

**Committee Reports** – See Committee Reports attached.

**Pool and Tennis Courts** – Cindy reported that the chain and lock to the west gate to the tennis court had been taken. She will purchase a new one.

**Single Garbage Service** – John Mayberry reported that all information had been received and the committee was recommending Ray's Trash Service. The Board will determine how community will be notified and how project is to be funded.

**Drainage Committee** – Committee will submit their recommendation for the short term, mid and long term goals, with ten days. Board will review further.

**Association Committee Report** – See Report attached.

**Financial Report** – Calvin reported that there was just the normal activity during October. He stated that the review should be complete and in hand by next meeting.

**Legal** – Rod Bray updated the board on progress of collections stating most of the monies have been collected and there is only one remaining account to collect. He stated that Jeff Reuter had filed bankruptcy and that account may be un-collectable. Chuck Molzon discussed two building control issues and requested that Rod Bray write owners regarding issues. Chuck will gather information on lots 686/687, Robert and Lisa Young, concerning the swale that is to be installed, and, lot 884, Mark Simzisko owner, and Diamond Builders, builder, with regard to a code violation.

## **Old Business**

**FESHA Credit Card** – After some discussion it was decided that the association did not need a credit card.

**Absentee Ballot/Proxy** – After some discussion Bob Altizer made a motion and Calvin Kelly seconded to approve the Absentee Ballot presented by Chuck Molzon. Motion Carried.

**Swale between Lots 685 and 686** – After some discussion Board agreed to have our attorney write a letter to the Young's regarding matter giving them two weeks from the date of letter to address issue. Chuck Molzon to deliver all pertinent information to Rod Bray to proceed.

**Private Ponds as Common Areas** – Chuck Molzon discussed a letter he had received from a member's insurance company, stating that they would no longer insure him if his "private" pond was considered "common area". Chuck will notify affected members to have them contact their insurance companies on this matter before proceeding.

**Office Management Proposal** – The board discussed issue and decided before any action could be taken that there had to be community input. Bruce is to schedule a series of meetings with the membership to present both the pros and cons of securing the management company.

### **New Business**

**Mowing RFP Discussion** – Bob Altizer stated that he and the board had reviewed all the bids for the 2006 mowing season and motioned to accept the bid from Fletcher Landscaping. Calvin Kelly seconded motion. Motion carried.

**19/32 OSB Vice 5/8" OSB for Roof Decking** – After some discussion Bob Altizer made a motion and Bruce Kohl seconded, to amend the construction requirements regarding trusses 24" on center to allow the use of 19/32" material in lieu of 5/8" material. Motion carried.

**Pool Repairs: Sand Filter and Clubhouse shut-off** – Motion was made by Cindy Vogel and second by Bob Altizer to spend up to \$1700 to repair sand filter and clubhouse shut-off valve. Motion carried

**Budget Discussion** – It was agreed that board would meet again before next board meeting (December 1, 2005) to discuss the new budget.

**Request to file complaint for stream blockage** – Cindy Vogel had requested via e-mail to spend \$25 to file a complaint with the county surveyor regarding a drainage issue. This request was denied via e-mail; however, she requested that it be so stated in the minutes. Cindy Vogel and Bruce Kohl voting aye, Calvin Kelly, Bob Altizer and Chuck Molzon voting nay. Motion failed.

**Adjournment of Meetings** – Bob Altizer made a motion and Bruce Kohl seconded, to adjourn meetings at 10:00 p.m. and table all unfinished business until next meeting. Motion carried.

**Member Complaints** – It was agreed that board members would address complaints pertaining to their particular committee. Calvin Kelly will address complaint from Mark Wilson concerning an unsafe pond; Chuck Molzon would address a complaint from Mark Wilson concerning missing roof shingles; Cindy Vogel would address Drainage issue complaints by Larry Elliott, Mark Simzisko and Cheri Gough.

At 9:45 board opened the meeting to the members regarding issues they had.

Lori Engle had a financial question to Calvin Kelly. Mr. Kelly will investigate and report back.

Bonnie Kohl had a social committee budget question regarding 2004 Christmas expenses. Mr. Kelly explained the 2004 expenses were paid and charged to 2005.

Bonnie Kohl had a question concerning private lakes and allowing people to walk through their property. Chuck advised people could not cross private property without permission but could use common areas.

Meeting adjourned at 9:57 p.m.

**BUILDING CONTROL COMMITTEE REPORT** – Chuck Molzon

**I. GENERAL ACTIVITY**

Construction of new homes within the neighborhood continues.

- a. Lot 256 (Lopez / U-Build-It): Framing complete, home essentially under roof. Ready for electrical, plumbing, and duct work.
- b. Lot 513 (Filiatreau / Dillon): Framing essentially complete, under roof. Ready for electrical, plumbing, and duct work. Some delay awaiting windows.
- c. Lot 612 (Thompson – TK Builders): Plans approved, deposit received. Solid rock drive installed.
- d. Lot 669 (Dillon Homes): Home is essentially complete, awaiting final walk-through inspection. Some concern with quality of final grade and seeding.
- e. Lot 672 (Nix): Deposit returned, no further reports.
- f. Lot 682 (Diamond Builders): Home under roof with windows in place. Rough electrical, plumbing, and duct work nearly complete.
- g. Lot 687/688 (Young): Home is essentially complete. Awaiting copies of permit for amount and location of fill dirt and working to resolve drainage issue with adjoining lot. No update/change from previous month.
- h. Lot 710 (Kindler / Dillon) Home under roof. Some delay while waiting for windows. Brick work started.
- i. Lot 824 (McGuinness / Dillon): Continuing with brick work. Received revision for windows at rear of home. Progress slowed awaiting windows.
- j. Lot 829 (Davenport / Dillon) Foundation and basement walls in place. Framing underway. Progress in last month has been slow.
- k. Lot 832 (Cummins / Dillon): Foundation and some basement walls in place. County requested some improvements in erosion control measures. Progress is slow.
- l. Lot 845 (Crowder): Good progress. Home fully framed. Builder requests waiver to use less than 5/8” OSB for roof decking. Request likely to be approved.
- m. Lot 858 (Webber & Feltner / Dillon): Home fully framed, interior work started. Brick work half completed. Progress is slow.
- n. Lot 861 (Diamond Builders): Lot cleared, foundation in place. First level framing nearly complete. Normal progress.
- o. Lot 862 (Diamond Builders): Home fully framed and enclosed. Rough-in electrical, plumbing, and duct work nearly complete. Siding on gables installed.
- p. Lot 883/884 (Simzisko / Diamond Builder): Still awaiting final grading and seeding and resolution to siding on porch at back of home..
- q. Lot 893 (Laux): No activity.
- r. Lot 897 (Swan / Kirsh): Deposit returned, no further reports.
- s. Lot 962 (Koger / Dillon): Home framed and under roof. Rough electrical work started. Installing water line to home, will need to repair solid rock drive.

**II. FINANCIAL ACTIVITY**

- a. Returned \$4000 deposit, with interest, to Nix, Lot 672.
- b. Returned \$4000 deposit, with interest to Swan, Lot 897.
- c. Accepted \$4000 Construction deposit from J. Thompson for Lot 612 along with \$500 road usage fee.

**III. INTERIM BOARD ACTIONS**

- a. Reviewed plans for Lot 724. Did not meet requirements, showed a slab construction. Awaiting revision from builder.
- b. Reviewed plans for Lot 283. Did not meet requirements, second level did not include a ¾ bath. Builder revised plans to include ¾ bath. Awaiting BCC approval.
- c. Received request for waiver of 5/8" OSB roof decking requirement with trusses on 24" center. Request due to availability of decking due to impact of hurricanes. Anticipate approving waiver provided "H" clips are used as well as bracing at top, bottom, and sides of roof.
- d. Letter sent to J. Dillon concerning use of 19/32 decking on several projects.

FESHA Board of Directors: November 14, 2005  
**POOL/TENNIS** – Cindy Vogel

General Activity - None  
 Spending - See Financial Statements

FESHA Board of Directors: November 14, 2005  
**CLUBHOUSE** – Bob Altizer

General Activity. There were six rentals in October bringing \$450 income to the general budget. Through October 31, 2005, we have recognized an income of \$1575. We already have had two rentals in November that will bring in another \$150 and will give us a YTD through the present of \$1725, which exceeds the annual estimate of \$1500. It is not inconceivable that we will have five or six more before the end of the year.

All clubhouse expenses are generally in line with allocations except gas, electric and water. Concerning gas, we have spent \$939 through October 31st and I project a year-end expenditure of about \$1,150. As we are only allocated \$996 it seems we will have deficit of \$154.

Concerning our water use, we had a spike in the water usage in July when we were billed for \$735. I believe this was when we had the leak at the swimming pool faucets. Water use continued high in August and September during the swimming season and I assume it was related to the pool operation. I project water usage to be for the calendar year to be \$2773 with an allocation of \$2592 for a deficit of about \$181.

Concerning electricity, we have spent \$3703 and project an annual expenditure of \$4,487 for a deficit of \$707.

**Overall, reducing parking lot lights and entry pond lights, the overall clubhouse annual budget is \$9,278. I project an overall spending of \$10,272, which represents an overall deficit of \$994.**

**AS EXPLANATION OF REVISION, I HAD A MATH ERROR IN THE PROJECTED CY WATER USAGE AND INCORRECTLY ACCOUNTED THE CLUBHOUSE RENTALS AS OFFSET TO CLUBHOUSE DEFICIT. IT IS IMPERATIVE THAT MY CALCULATIONS DO NOT INCLUDE PARKING LOT AND ENTRYWAY ELECTRIC COSTS/BUDGETS AS THEY ARE COMMON AREA ITEMS.**

FESHA Board of Directors: November 14, 2005  
**COMMON AREA** – Cindy Vogel

General Activity - None  
Spending - See Financial Statements

FESHA Board of Directors: November 14, 2005  
**COMMUNICATIONS** – Bruce Kohl

No report submitted

FESHA Board of Directors: November 14, 2005  
**ROAD/LAKES REPORT** – Bob Altizer

Roads Mowing - \$4020 spent with a YTD allocation of \$4020  
Dams Mowing - \$3300 spent with a YTD allocation of \$3300  
Lakes - \$5400 spent with an allocation of \$5400  
Snow Removal - \$4577 spent with a year allocation of \$7000

FESHA Board of Directors: November 14, 2005  
**SAFETY** – Calvin Kelly

No report submitted

FESHA Board of Directors: November 14, 2005  
**SOCIAL COMMITTEE** – Claire Byle / Bob Altizer

We have spent \$940.17 with a YTD allocation of \$1170. There was a ladies luncheon in October and there may be some charges for that which have not been turned in at this time.

The October lunch was a road trip to Story Inn, no cost to the association. The allocation is what it is, already approved last month for Nov. activities. The amount was based on historical usage. December activities planned, 2, Cookie/Coffee exchange (young children will be included), Christmas Cocktails, just like last year; please refer to the budget submission for 2005.

FESHA Board of Directors: November 14, 2005  
**AD HOC COMMITTEES**

I. SINGLE GARBAGE SERVICE – John Mayberry / Bob Altizer

This memo is intended to summarize our work and conclude our recommendations to the North and South Board of Directors.

- A. Recommended vendor ... Ray's Trash Service, Inc. Ray's would become the exclusive trash pickup supplier to members of Foxcliff North and South homeowner's associations. Based on Ray's response to our RFQ the member cost for this service will be \$8.50 per month. Quarterly billing will be sent to each association.
- B. It is recommended that the service include semi-weekly pickup of all recyclable trash. Member cost for this service will be \$3 per month. At the outset it is recommended that this service be optional to each member. It is further recommended that each association begin a campaign to educate members on the importance of recycling.
- C. It is recommended that each board endorse and encourage the use of common containers. At the outset the use of common containers should be optional for each member. However, the long-term objective should be to achieve common containers throughout the neighborhood.
- D. It is recommended that each board authorize the production of a brochure that will provide general instructions regarding trash pickup for the membership. The brochure should include information regarding items that can and cannot be picked up by the trash service, definitions of recyclable items, seasonal pickups, bulky item pickups as well as phone numbers for assistance.

(Note...I found a similar brochure on the Internet that will work quite well for a guideline.)

These recommendations will require attention to further detail as the association's move toward a contractual arrangement with Ray's Trash Service.

Please advise your agreement (or not) to the recommendations above.

If we are in agreement...I will prepare, for your approval, an outline for presentation to each board of directors. We plan to present our recommendations to each board of directors at their November meeting. The presentation would include supporting documents as well as copies of the Ray's proposal for each board member.

	<b>Best Way</b>	<b>Ray's</b>	<b>Hoosier</b>	<b>G&amp;R</b>
<b>Toters</b>				
Monthly	N/A	\$2	One N/C	N/A
Quarterly	1 N/C	\$6	One N/C	N/A
Annually		\$23	One N/C	N/A
<b>Weekly Trash</b>				
Monthly	N/A	\$8.50	\$14.67	\$9
Quarterly	\$30.75	\$25.50	\$43.56	\$27
Annually	\$120	\$100	\$172.56	\$98
<b>Weekly Recycle</b>				
Monthly	N/A	\$4	\$5.67	N/A
Quarterly	N/A	\$12	\$16.83	N/A
Annually	N/A	\$47	\$66.72	N/A
<b>Semi Weekly Recycle</b>				

Monthly	N/A	\$3	\$3.50	N/A
Quarterly	\$6	\$9	\$10.41	N/A
Annually	\$24	\$35	\$41.16	N/A

**Leaf Pickup**

Monthly	N/A	First 10 bags N/C	N/C	N/C
Quarterly	\$1 per bag	First 10 bags N/C	N/C	N/C
Annually	\$1 per bag	First 10 bags N/C	N/C	N/C

<b>Xmas Tree Pickup</b>	\$6 per tree	N/C	N/C	N/C
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**Misc Comments**

- Best Way** 1 Toter provided...Additional totes \$36 per year  
 Large items are charged per preprinted price list. Average cost \$10  
 2 - 96 gallon totes to each Assoc. office N/C  
 1 - 40 cubic yard roll off for each Assoc. for cleanup day N/C
- Ray's** 2 - 90 gallon totes for South Club House - N/C  
 1 - 3 yard container for the North Club House - \$46 per month  
 Dumpsters for annual clean up provided at N/C  
 First 10 leaf bags at N/C....then \$.25 per bag
- Ray's** Only trash placed in provided totes will be picked up  
 Seasonal leaf pickup N/C....3 weeks per year (TBD)  
 Xmas tree pickup one week following Xmas  
 Large item pickup semi annually at N/C  
 1 - 8 cubic yard container provided for each Assoc. office  
 2 - 30 cubic yard containers for clean up days
- G & R** No quote on total curbside recycling...accepts newspaper and metal cans only  
 Did not quote on containers for the North or South Club House  
 They say they will collect on ALL holidays  
 Heavy items picked up on a "Need to be" (?) basis with normal trash @ N/C  
 They placed a potential fuel surcharge of \$.50 per month  
 After first year they reserve the right to increase no more than \$.50 per month  
 Did not offer to provide containers for clean up days

## II. DRAINAGE – John Mayberry & Dave Huelster / Bob Altizer

### *I. Investigation and Problems Found*

- A. Several levels of drainage problems
  - 1. Areas where immediate action must be taken.
    - a. Relieve immediately all free flow problems of creeks and ditches
    - b. slowing flow down
    - c. spillways not being controlled release structures
  - 2. Areas which should be maintained yearly.
- a. Maintaining openings of drain pipes and ditches and addressing blockages or suspected blockages and flow patterns.
- B. Erosion and its control.
  - 1. Areas around drain pipes, bridges and other areas that have high water flow and volume during rainstorms.
  - 2. The affect this high water has on roadbeds and supporting ground structures.
  - 3. During our inspection we found true blockages at difference points along Grassy Fork Creek.
  - 4. Drainage ditches in most cases are over grown and have been use by home owners in some cases as trash deposits.
  - 5. Drainage ditches were put in placed when this area was developed to take care of drainage at the time construction was first made.. It appears that no planning for added requirements as the building in these areas was expanded.
    - a. All water entering the Golf courses lakes are vented through the creeks and ditches along Southampton Dr. In front of and behind lots 905 through 891.
    - b. All water entering these ditches and creeks flow behind lots 630-666 entering Grassy Fork creek.
      - i. Blockages have been found in these areas.
      - ii. Also where this creek flows into Grassy creek
    - c. A ditch running runs behind lots 667-672 is not dug out all the way to the creek.
- C. Areas on our West and North West side have been cleared and home constructed causing the volume and flow of water during storms to double. We must recognize that these problems have only affected small areas in the community over past years. But, because of building and clearing of land around and in Foxcliff this problem will become more acute.
  - 1. Major areas that are affecting Foxcliff drainage, to our west on hill 850 Clark Hill.
  - 2. This area is starting to be developed including the area directly west Fox run, with it new dams and no drainage pipes and lack of drainage plan. This area now increased flow of all water coming from hill 850 Clark Hill, it forces all drainage in to three locations in Foxcliff, the area directly behind lots 267-268 and 299 and 300 this flow enters our drainage pattern through the creeks and ditches and then passes through bridge then flows toward the east into the golf course ponds and lakes. Problems with blockage behind 267-268 are over grown.
- D. Blockage of Grassy Fork at Mapleturn Road and continuing on flowing north was encountered, being located approximately 300 ft toward the north slowing the flow pattern along Grassy creek as it passes under. This area is owned by Mapleturn Utilities. and they have agreed to clear this area as soon the ground hardens. Continued inspection to Clear Creek found an area of concern where an old bridge had been located. A major blockage did exist but it has been clear by Mapleturn Utilities.
- E. The next area of concern, is a bridge culvert being used to cross Clear Creek going to the farm fields and our water treatment station. Concerns that it may be acting in some way

as a possible blockage. It was checked by the county to see if it affects the flow of water from Grassy Fork to White River. There is a low-flow issue, but the county surveyors and storm water management reports it is not effecting Foxcliff South.

- F. Drainage walk of John/Craig in ditch along Norwich
- G. Waiting for input from ECO systems for input on surveys, controlled release structures, erosion control, etc.

## **II. Complaints**

### 1) Larry Elliot Complaint

- a. Site partly marked for utilities prior to review from committee members
- b. Site reviewed by members
- c. Advice sought from Drapalik and Cinergy inspector
- d. Undercutting of bridge found that needs to be reviewed by Roads committee for action
- e. Rough outline of plan formed but will need the utilities remarked at the corner of North Country Club Road and Country Club Court to clarify what can be done to create a catch basin.
  - 1) Immediate plan will be to propose to hand dig a catch basin feeding culvert and line with stone
  - 2) Propose to shorten the culvert pipe exit to reduce blockage from two facing pipes
  - 3). To be done by Work party

### 2) Cheri Gough complaint

- a. Conditions reported by Cheri (other than snakes) confirmed and documented.
- b. Ownership east of the ditch needs to be determined and unsightly lot rule reviewed to determine if cleanup in that area is an association responsibility or can be forced.
- c. The area over the culverts that is overgrown is an association responsibility and should be added to our mowing contract.
- d. The area feeding the three culverts needs to be cleaned out is an association responsibility and should be addressed with a single combined cleanout of various ditches.

### 3) Swan complaint

- a. Observation by Swans is that their overflow only occurs when main lake spilway is flowing.
- b. Cleanout on golf course part of ditch has been cleared.
- c. Questions raised about potential negative effect of cleanout prior to slowing down flow from sources of flow.

### 4) Simzisco complaint

- a. Severe erosion over ~18 inch culvert that acts as a pond release structure
- b. Stagnant water in ditch along side of home
- c. Water levels have reached electrical service box next to ditch

#### Investigation:

- a. Owner believes erosion started about time of Katrina rain and has been exaggerated since
- b. Owner believes retained water started about same time
- c. Owner represents that he has permission from association to fill the along road ditch in front of his property after placing culverts which I saw behind his home. He is

unsure if he should proceed until ditch on south side has been cleaned out and reset to correct elevation to feed 2 30 inch oval under road culverts.

- d. Owner was unsure of the exact location of his property line relative to golf course lake and relative to ditch on the south.
- e. I observed severe erosion over the overflow tube. I believe this occurred as a result of topping from the lake. That is the tube was not sufficiently sized to pass the flow on one or more occasions.
- f. I observed stagnant water and partly blocked culverts on both sides of Southampton
- g. I observed that this ditch was severely overgrown and very small when it reached the golf course and turned south for approximately 200 feet.
- h. I observed that the ditch as it crossed the golf course was full of water and appeared to back up in a very shallow manner all the way to the Simzisco property.
- i. I observed that all water appears to be backed up from behind property along Sunderland.

Proposal:

- a. Obtain adjacent lot owners permission to enter ditch from Sunderland and issue RFQ to reshape ditch and allow water to proceed west.
- b. Identify ownership of ditch that is overgrown between golf course and association and lot owners. Obtain permission and or negotiate clean out and expansion of ditch. Issue RFQ for cleanout and reshape from lake to open golf course ditch.
- c. Identify ownership of lake control culvert. Review with ECO if this would be a candidate for a controlled release structure rather than overflow tube. Proceed as logic dictates.

### ***III. Establishing where to start***

- A. What is the Home owner responsibility?
- B. What is FESHA responsibility?
  - . If those decisions are not made then we will all be spinning our wheels.
- C. Legal question relative to "Can we force adjacent properties to restore flowrates to predevelopment levels or do we have to deal with all of this additional flow ourselves?"
- D. Receive quotes from out side vendors with suggestions.
- E. Compare what is suggested by vendor and our investigation.
- F. Present to the Board our recommendations and suggestion.
- G. Establishing a policy and action plan for drainage.
- H. Setting up a STANDING committee that will report monthly to the board on drainage issues.
- I. Establishing a team to check all problems reported to board.
- J. Establishing a drainage budget use for maintaining areas.
- K. Establishing a policy for home owners using drainage ditches for grass, trees and bush clipping and lawn refuge and other unauthorized deposits being thrown into the drainage ditches. Could fall under unsightly lot regulations.

FESHA Board of Directors: November 14, 2005

**ASSOCIATION MANAGER'S REPORT** – Carolyn Holland / Chuck Molzon

#### **I. GENERAL ACTIVITY**

- a. Building plans continue to be received and letters have been forwarded to adjacent property owners.

- b. Lots and homes continue to be sold and letters have been requested and forwarded by Title Companies.
- c. Worked with Vendors bidding on Mowing, Snow Removal & finalizing Cleaning Contract.
- d. Assisted many visitors/residents to office on various needs.

## II. FINANCIAL ACTIVITY

- a. Payroll expenditures on track to budget.
- b. Comp time will be drawn down towards zero by end of year, some 11 hours in the "bank". within budgeted parameters.
- c. No significant changes from last month in other office expenses.
- d. Second half property taxes paid.
- e. Utility costs over budget. Transition to level billing means we will stay over budget for year by approximately

## III. INTERIM ACTIONS

None.

## IV. OTHER NEWS/GENERAL INFORMATION

- a. Community Violation and Unsightly Lot letters sent to residents.
- b. Delinquent account monies continue to trickle in.
- c. Worked with Utility Companies to set up budget plan.
- d. Quarterly Employment taxes filed.
- e. Worked with Paul Thomas on Audit issues.
- f. Appeared with Rod Bray in Court on Delinquencies.

<b>AI #</b>	<b>Date</b>	<b>Action to be addressed</b>	<b>Due Date</b>	<b>OPR</b>	<b>Action / Date Complete</b>
05.08.11	8-Aug.-05	Trees protruding over road	12-Sep	Altizer	Update 10/10, Update on 11/14. Update 12/12
05.09.02	12-Sep-05	Check Gas Marker post across from Byres	10-Oct	Altizer	Updte on 11/14. Update 12/12
05.09.04	12-Sep-05	Funds for railing & emergency lights clubhouse	10-Oct	Kelly	Update on 11/14. Update 12/12
05.09.05	12-Sep-05	Frequency of Newsletter	10-Oct	Kohl	Udate on 11/14. Update 12/12
05.10.02	10-Oct-05	Sink Holes on Sunderland near lot 722	14-Nov	Altizer	Upate 12/12
05.11.01	14-Nov-05	Write ltr to Youngs ref swale	12-Dec	Bray	Molzon Assist
05.11.02	14-Nov-05	Write ltr to Simzisko ref porch	12-Dec	Bray	Molzon Assist
05.11.03	14-Nov-05	Liability insurance issue/private/common area lakes	12-Dec	Molzon	
05.11.04	14-Nov-05	Notify Engles of complaint	12-Dec	Kelley	
05.11.05	14-Nov-05	Elliott drainage complaint	12-Dec	Vogel	Being worked in Drainage Committee
05.11.06	14-Nov-05	Simzisko erosion complaint	12-Dec	Vogel	Being worked in Drainage Committee
05.11.07	14-Nov-05	Gough drainage complaint	12-Dec	Vogel	Being worked in Drainage Committee

