

Mountain Brook of Madison

Board of Directors Meeting

November 1, 2005

Members Present: Mary Dougherty, President
Marshall McBride
Jonathan Pierce
Mark Thompson
Andy Chabelal

Absent: Bob Seaman

Minutes: Approved Oct. 4 minutes

OLD BUSINESS:

Absent a response from the homeowner at 102 Hursthaven concerning his shed, the board approved the enforcement letter for removal of his shed.

NEWS BUSINESS:

Approved extension for fence staining at 106 Canterbury as owner is considering replacing the fence.

Approved extension for fence staining at 110 Canterbury as owner has had recent heart surgery. Delay till spring approved.

105 Sharpsburg and 121 Remington to get letters advising them to care for overgrown lawns.

106 Sharpsburg to receive certified letter to remove goal post from front of house and to cease and desist from putting trash in front of vacant lot at 104 Sharpsburg.

105 Overton is a concern for a messy yard and excessive concreting in landscape.

Fence staining letters will be sent to residents not having responded to earlier correspondence.

Pink house landscaping has improved but trash cans are in open view.

Entrance landscaping contract signed for Stumps Lawn Care. Contract covers weed control, pine straw, but not flowers.

Maintenance Committee authorized to submit mileage expenses for obtaining needed parts and supplies.

Swimming pool repair contract is let, up to \$500 for tile replacement, half the expense paid up front for liner repair. \$9,500 for repairs paid.

Common Fences – Staining and material replacement. Need to start planning in the budget.

A December newsletter is desired. To contain summary of annual meeting, proposed budget, new processing late fee for homeowners dues to take effect in 2006, introduce new nominated board members, announce rental fee for club house.

Discussed duties that need to be assigned for 2006 with the departure of three board members. These duties include:

- ? Pool house rental
- ? \$100 to Etta Mae
- ? Key Holder
- ? Check signature cards
- ? Cleaning crew
- ? Mark, as chairman of the Maintenance Committee, will continue to oversee Rodney's work at the pool.
- ? Website
- ? Pool equipment (Purchase of two new umbrellas, 5 new lounge chairs, get rid of green ones.
- ? Pool dates (May 1 to Sep 30
- ? Pool Party
- ? Annual meeting signs
- ? Set work days for pool opening and closing
- ? Committee coordination

Bob has missed the annual meeting and the November board meeting, some concern that he no longer wants to handle our account. Jon to inquire.