

Mountain Brook of Madison Community Association

Board of Directors Meeting

August 5, 2008

Present: Austin

Mary

Tom

Stan

Donna

Meeting began at 6:39pm

Old business

1. Tom marked fencing along boulevard. Survey identified damaged fence pieces.

✍ Open item

? Mr. Harold Sloan will bid on repairs

2. Angela Ary (MBHOA Attorney)

✍ Stan & Austin are meeting with her on Thursday, August 7 at 4:30 pm.

? Discussion will include outstanding dues

3. Alcove – repairs are going well and should be finished shortly.

New Business

1. New flooring in clubhouse

a. 1st estimate is \$825.00 (labor only)

b. 2nd estimate is \$2568.20 (labor & materials) (7 mil thickness) \$3159.80 for 12 mil thickness. \$2278.20 cheap stuff in stock. Tile estimate for 12*12 non-skid tile was \$3850.

2. South side of North Entrance

- i. Action item – Austin will obtain forms from City of Madison for new meter
 - ii. Mr. Norton (homeowner on Hursthaven) had a car go through his fence which is along boulevard. There has been no police report; Donna will contact police and file report. Insurance companies will need to be contacted regarding repairs.
- 3. Clubhouse A/C
 - a. New unit installed
 - b. Action Item – Tom will procure additional keys to thermostat security box.
- 4. Pool
 - a. Glass items are being found in trash cans; temporary signs will be placed around pool deck.
 - b. Several complaints have been made to BoD concerning alcohol consumption in and around pool.
 - c. Action Item - Aluminum pool rules sign will be ordered and placed on gate.
 - d. Rules will be added to newsletter and website
- 5. Home on Indian Crest has submitted request for fencing approval. Homeowner would like a variance regarding fence stain.
 - a. Variance denied and surrounding homeowners that need fencing stained will be contacted via certified letters.
- 6. Bob's Financial Business
 - a. A negative \$400 is for a homeowner who paid 2009 dues early.
 - b. YTD budget is a little over, but it's due to the clubhouse A/C being replaced.
- 7. New Items
 - a. Political signs – letters need to be sent to a few homeowners.
 - b. Priority for 2008 tasks
 - i. Stain alcove
 - ii. Stain and repair boulevard fencing
 - iii. Tile clubhouse bathroom

Meeting adjourned at 7:58 pm