

**GEORGETOWN BOARD OF GOVERNORS
REGULAR MEETING
MINUTES
MONDAY, JUNE 14, 2010
EAGLE TRACE ADMINISTRATION OFFICE**

President Marty Friedman called the meeting to order at 5:30pm. Present in addition to Mr. Friedman were Mike Newman and Christiana Shantz.

Absent: None

Management: Lou Brawer

PRESIDENT'S REMARKS

Mr. Friedman opened the meeting by thanking everyone for attending.

APPROVAL OF THE MINUTES

A **MOTION** was made by Mr. Newman and seconded by Mr. Friedman to approve the minutes from the Regular Meeting held on March 10, 2010. **MOTION PASSED 3 YES and 0 NO.**

FINANCIAL REPORT

Mr. Brawer reported on our one open collection issue. This home was returned to the bank and as of today all by \$265.67 of past due assessments and fees have been paid. The attorney is trying to collect this balance.

Two other homes within the community are in bank foreclosure but both are current with there Association assessments.

The only other collections involve two small balances totaling \$25.00.

The community is currently \$594.10 under budget through the end of May. This under budget includes the landscaping work that was done in the front of the community but was not budgeted. All other line items are in good shape.

The Reserves currently stand at \$40,538.62.

PROPERTY MANAGER'S REPORT

The Brawer review the Inspection report and answered Board questions.

Mr. Brawer reviewed the landscaping and irrigation and reported that things are returned to good condition after our very tough winter. The fertilization program implemented by UPC Pest Control has also helped greatly.

All other aspects of the community are running well.

1990 NW 127th TERRACE

The Board held a discussion on this property and discussed how we can go forward to help clean up this home.

A **MOTION** was made by Mr. Newman and seconded by Ms. Shantz to allow Mr. Brawer to spend up to \$200 to pressure clean the outside of this home. **MOTION PASSED 3 YES and 0 NO.**

Mr. Brawer was instructed to get this done as quickly as possible.

NEW BUSINESS

Mr. Friedman opened the floor for any new business.

Mr. Walter Kohl asked the Board why the Rover had to keep his emergency lights on when patrolling the community. Mr. Brawer responded that this was done as both a safety measure and also so that the patrol is more visible. Many residents asked that this be done.

Mr. Kohl went on to ask about who is responsible for repair to the grass. Mr. Friedman answered that by saying that the Association maintains the grass but individual homeowners are responsible for repairs and replacement when needed.

Mr. Philip Libby asked if there were additional beautification plans in the works and the Board said that it has spend all its budget for landscaping projects for this year but that more will be done in 2011.

Mr. Harvey Morrow again asked Mr. Brawer to remind UPC Pest Control to place more warning signs within the community.

Mr. Brawer was asked to talk with TPC concerning the condition of the pump house on Eagle Trace Blvd.

Ms. Shantz asked that the Board discuss the condition of the painted roadway bricks just inside the entrance. The Board is very frustrated about the black marks that are made by trucks and is looking for suggestions. Mr. Brawer recommended that the Board look at the entrance to Highland Place which has a dark red brick color. The Board will look at this and get back to Mr. Brawer.

Mr. Brawer was asked to get the columns on the wall outside the pool painted. He said that he will have this done in the near future.

ADJOURNMENT

The meeting was adjourned at 6:35pm.

Respectfully submitted,

Louis Brawer
Association Manager