

Centennial Valley Country Club  
Property Owner's Association  
**MINUTES for Board Meeting**

<b>DATE:</b>	October 20, 2014	<b>TIME:</b>	6:00 p.m.	<b>PLACE:</b>	CVCC
<b>PRESIDENT:</b>	David Smith	<b>SECRETARY:</b>	Linda Beene Ballard	<b>TREASURER:</b>	LuAnn Deere

<b>MEMBERS:</b>						
"X" In attendance; "A" Absent; "S" Substitute sent; "R" Representative attended; "G" Guest						
<b>A</b>	<b>David Smith</b>	<b>X</b>	<b>Shane Henry</b>			
<b>X</b>	<b>Jim Binam</b>	<b>X</b>	<b>Phyllis Simon</b>			
<b>X</b>	<b>Linda Ballard</b>	<b>X</b>	<b>Ted Smith</b>			
<b>X</b>	<b>LuAnn Deere</b>	<b>X</b>	<b>LaTresha Woodruff</b>			
<b>X</b>	<b>Kris Adams</b>					

**Summary of Topics, Decisions/Conclusions and Next Step/Action:**

<b>TOPIC</b>	<b>MAIN POINTS</b>	<b>DECISIONS/CONCLUSION</b>	<b>NEXT STEPS/ACTION</b>	<b>PERSON RESPONSIBLE for FOLLOW UP</b>
Approval of minutes	For meeting date of September 15, 2014	Motion by LaTresha, seconded by Phyllis and passed	Upload minutes to website	Linda
Treasurer's report	Financial statements distributed by LuAnn. She asked for advice on sending invoices for double lots at single-lot dues amount. Shane said double lot owners should be required to waive rights to 2 votes if paying single dues amount.	Motion by Phyllis, seconded by Ted that notices be sent for bills of \$250 to double lot owners & request for single or married owners to sign enclosed waiver & return w/check. Motion passed.	Send bills for single dues amounts to double lot owners with enclosed waiver form for signatures of all home owners.	LuAnn
Salter Payment	It was determined that Brent Salter has not paid the \$56.49 due.			
New website	Shane demonstrated the new website showing news, photos, covenants, meeting minutes, etc.	Website is on schedule, photos are requested	Provide photos	All Bd. members
Discussion of security cameras	Continuous recording is limited & new cameras are needed.	Ted and Kris will work together to create & provide RFP to Board members for seeking vendors.	Disseminate RFP & seek vendor proposals	All Bd. members
Violations on Lost Canyon Drive	Letter was sent to Risinger and Salter by Jason, Bolden, attorney, explaining violations.	Additional action will be taken.	Contact Jason Bolden, attorney	David

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Painting of speed bumps	Painting speed bumps requires city approval.	Kris moved, Phyllis seconded to table this issue, motion passed.	LaTresha agreed to discuss w/city street director, Findley Vincent.	LaTresha
Street sign at Tyler St entry to CV	Some feel a street sign noting "keep right" should be erected at this CV entrance to avoid cutting across to Fitness/Event center	LuAnn moved, Kris seconded to deny request for street sign, motion passed.		
Bay Hill fence	Approximately 210' of deteriorating metal fence along Bay Hill just off Tyler was discussed.	Jim will check with Reggie to assure question on responsibility for repair was understood & report to Board	Jim will report to Board by Nov. 17 the status of getting the fence repaired by homeowners.	Jim
Covenant violations	It was reported that all validated October violations were notified on October 7, list will be submitted to David on November 1 <sup>st</sup> thru 5 <sup>th</sup> .	The covenant violations will be reported and action taken per Board vote.	Violations will be reported.	All Board members
Halloween party expense	Splitting cost of party with CVCC was discussed.	Shane moved, Kris seconded to pay up to \$500 for expense.	Payment will be made upon receiving invoice.	LuAnn
Re-landscape of CV Club House & Hogan Entrance	Has been suggested that up to \$3,000 for re-landscape of these entrances, question whether current contractor is meeting terms of contract.	Shane moved to table this issue, Ted seconded, motion passed. LuAnn moved to re-open landscape contract for bids, Shane seconded, motion passed.	Create Request for Proposals with standards and deadlines for Landscaping Contract	
Holiday decorations	LuAnn reported no contract in files, 2013 contract price was \$3500 including storage; expectation was that decorations would be usable in future years.	Shane moved to delay payment to Holiday decoration contractor until he meets with Board in November. Ted seconded, motion passed. (later reversed vote by email.)		
Fence @ 5560 Whistling Str.	Reported that Hal has approved 7 other similar situations, apparently prior to Board being given authority for covenant violations.	Shane moved to table this issue, Ted seconded, motion passed.	More research to be done.	
Adjournment	Phyllis moved adjourn, Shane seconds, passed.	Next meeting will be Monday, 11/17	Meeting adjourned at 8:00 p.m.	

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<b>ADJOURN MEETING:</b>	Meeting adjourned at 8:00 p.m. By: Linda Beene Ballard                      Date: <u>October 20, 2014</u>
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