

Montpelier Community Association, Inc.

Board of Trustees Meeting Minutes Deerfield Community/Recreation Center, Preschool Room September 14, 2004

Trustees in Attendance: Patricia Douville, David Hartley, Miya John, Paul McCullagh, and Lucy Young.

Trustees absent with cause: Shawn Kelly, Todd Matejovich and Jeri Witt.

Community Members present: Julie and John Bertak, Ken Busic, Mary Hughes, Mina Johns, Bernard Wilson.

The meeting was called to order at 6:47 PM. A quorum was present for conducting business.

Secretary's Report, Lucy Young:

The July minutes were amended with a name correction and time of adjournment. The amended minutes were approved. The August minutes were reviewed and approved. The Annual Meeting is Sunday, September 19th at 7 PM.

Treasurer's Report, Jeri Witt, interim treasurer:

Trustee McCullagh reported that the audit will be filed tomorrow September 15 as required. The proposed budget for 2005 reports a projected income of \$81,622.57.

Committee Reports:

FACILITIES, Richard Dengler, Chair

No report. The first action of the new board will be to hire a new pool company. Discarded freezer needs to be picked up. ACTION REQUIRED.

TRAFFIC, Shawn Kelly, Chair

No report.

ACCC, Jeri Witt, Chair

The Benevolent Fund Yard Sale is postponed to Sunday, September 26th. Excess items will be taken to the Laurel Sale and the rest will be donated to charity.

SECURITY, Richard Dengler

No report.

GOVERNING DOCUMENTS, Ken Busic, Chair

NOMINATIONS, Mary Lee Chatnuck, Chair

Ken Busic submitted L. Leighty for the fourth person on the Elections Committee. The action was approved unanimously. Ms. Chatnuck arranged the refreshments and two gift certificates for door prizes.

SOCIAL AND RECREATION, Miya John, Chair

The last teen party was well attended. The association purchased a new grill. Many residents enjoyed the Labor Day Pool party. An invoice from the pool management company was presented for six pool parties (3 from last year). Trustee Douville will confirm the dates and charges.

WEB COMMITTEE, David Hartley, Chair

Trustee Hartley will get the newsletter uploaded to the website. He recommended the board purchase software to convert files to "pdf" format so the administrative assistant can upload the files to the web site directly. He estimates the expense to be \$150. ACTION REQUIRED.

Old Business:

Trustee Douville and Mr. Dengler to continue working on the insurance issues.

Trustee Douville received no complaints regarding the basketball courts and recommended no action needed on the height of the baskets.

The combination for the tennis courts given to board members.

Trustee McCullagh reported no interest from companies regarding cell towers in the area. Cell service improving in the community. No further action required.

New Business:

The association pays for two post office boxes. Are two boxes necessary? Further discussion with Elections Committee needed. ACTION REQUIRED.

The pool parking lot gate has been locked since end of pool season. Some residents using the common grounds would like the lot open during the day. A motion was made to hire someone to open the gate during daylight hours and lock it again at night for \$25 week. It was suggested the person be paid on a monthly basis. The motion passed unanimously.

The Agenda for the Annual Meeting discussed. Highlights:

- Trustee McCullagh requested a line for write-in candidates. The governing documents do not address the issue and only dictate there be an election every year. Mr. Busic reported nominations must be received prior to August 10 so no need for a write-in line.
- Trustee McCullagh announced a community award – Make a Difference Award. Every two months a community member (teenager or adult) will be recognized for service to the community.
- A presentation by Tower Federal Credit Union.
- Additional door prizes requested.
- The web committee needs projection for their presentation. Mr. Smith will try to supply it.

Newsletter delivery problems discussed. The newsletter should be delivered within one week of receipt. It should be placed inside a plastic bag (provided by the association) and hung on the door handle if possible. Guidelines are needed. A new delivery person is needed for one of the routes. Trustee Douville will announce the opening to the swim team. Tower Federal asked if they could hire our delivery-person to deliver their informational brochures. They will provide the brochures and pay for all costs. There were no objections if the delivery-person is available.

Comments from Attending Members:

The next meeting will be held on the second **Tuesday, October 19, 2004 at 6:45** at Deerfield Community/Recreation Center. The **annual meeting** is scheduled for **Sunday, September 19** at the **Deerfield Elementary School**. The motion was made and seconded to adjourn at 8:30 P.M. The motion passed unanimously.