

KEYSTONE HOA MINUTES
Board Meeting of 8/10/15

Meeting called to order at 7:31 pm by President Amy Reinhard

Present: Amy Reinhard, P/T, Shannon Cheney, D

Ameri-Tech presence: Dawn Bringe, Community Association Manager

Residents: 5

New Board Member: Shannon Cheney was appointed to the board.

MINUTES:

~ The minutes of 7/13/15 were approved by acclamation

TRESURERS REPORT:

~ The General Account has \$38,163.56. The BB&T Money Market has \$52,970.79. The Delinquent Maintenance Fees are \$20,423.80.

FINING COMMITTEE:

~ Nothing to report.

ARCHITECTURAL COMMITTEE:

~ Nothing to report.

MANAGER'S REPORT:

~ 24 violations have been corrected. There are three new violations letters being sent. There are four, second notice of violations being sent.

~ Trees on the west side of the Bridle Path entrance need to be raised. (A homeowner also mentioned the trees along the outside wall on East Lake Rd. may need to be raised.)

~ Dawn received an email from a homeowner, Keith Hines, regarding the poor condition of the sidewalks in common areas.

OLD BUSINESS:

~ Paint Bids were received for the street side portions of wall. A decision will be made before the next meeting.

~ The Christmas Decorations are still being coordinated with Conte Property Services. Nick Conte will contact Amy to receive further instructions.

~ The light post on Equine is up, but is not connected (wires are wrapped around poll). Dawn will contact Duke Energy.

NEW BUSINESS:

~ Amy noticed the Deed Restrictions sign needs to be fixed. She is going to get a closer look to see if we can fix it ourselves or pay to have it fixed.

Questions/Comments from the residents:

- ~ Some homeowners would like to look for a new lawn/irrigation service for the community that costs less and would offer a discount for homeowner's business.
- ~ Some homeowners would like to see if we can move the HOA meeting to Brooker Creek.
- ~ Some homeowners would like to have a community garage sale (possibly in November).
- ~ Some homeowners would like a way to connect with neighbors and receive notices (suspicious behavior, block parties, recommended contractors, etc.) We discussed possibly electing a person to be in charge of sending out private mass email alerts or Keystone Facebook page.

Next Meeting: Monday, September 14th at 7:30 pm at The Allegro

Meeting adjourned at 8:20 p.m.

Respectfully submitted:

Shannon Cheney

Shannon Cheney
Director, Keystone Bluffs HOA