

KEYSTONE HOA MINUTES  
Board Meeting of 4/11/16

Meeting called to order at 7:33 pm by President Shannon Cheney

Present: Shannon Cheney (P), Doug Pawling, (VP), Linda Newman, (S), Ed Brown, (D), Oceana Fuchs (D); Not Present: Butch Miller, (D)

Ameri-Tech presence: Greg Anderson, Community Association Manager

Residents: 5

MINUTES:

~ The minutes of 3/14/16 were approved by acclamation

TREASURERS REPORT:

~ Nothing to report.

FINING COMMITTEE:

~ Nothing to report.

ARCHITECTURAL COMMITTEE:

- ~ Lot 65 submitted a request to paint the house and it was approved.
- ~ Lot 25 submitted a request to paint the house and it was approved.
- ~ Lot 80 submitted a request to install aluminum fascia and it was approved.

MANAGER'S REPORT:

~ There are six new violation letters and five hearing notices. Nineteen people have complied from the previous inspection, four second letters are being sent, and Greg granted extensions to two homeowners.

OLD BUSINESS:

- ~ The neighborhood garage sale will be held on April 23<sup>rd</sup>. Doug has purchased the signage. Linda will post a flyer on the community bulletin board and our website. Shannon will post it on our Facebook page and on Craigslist as it gets closer to the date.
- ~ A letter was sent out to all homeowners regarding overnight street parking.
- ~ The broken light fixture at Forelock and Bridle Path Way has been replaced. Lewis Tree Service will reimburse us for the cost of the light. Greg will check with accounting to get a copy of the receipt Amy Reinhard submitted and forward it on to Lewis Tree Service. The Board decided not to purchase a spare light fixture opting not to have the lights match on all the walls.
- ~ Traffic Flow on our website is minimal. Carolina Jantac offered to set up a website for our HOA to eliminate the cost we are paying to Ameri-Tech. Greg will check to see if we are billed annually or monthly.

**NEW BUSINESS:**

~ Mike Swaim submitted his resignation from the Board. Shannon will post an open Treasurer's position on our Facebook page.

~ The Board decided against purchasing insurance for the wall and opted to go with a special assessment, if needed.

Questions/Comments from the residents:

None.

Next Meeting: Monday, May 9th at 7:30 pm at The Allegro

Meeting adjourned at 8:21 pm

Respectfully submitted:

Linda Newman

Linda Newman

Secretary, Keystone Bluffs HOA