

**Minutes of the Board Meeting for
Farmington Village Homeowners Association, Inc.
March 22, 2007**

Attendance:

Todd Lounsbury, President
Ken Degruchy, Vice President
John Richter, Second Vice President
Michael Bond, Secretary
Garret Howard, Treasurer

Call to order:

Meeting was called to order at 7:35pm by Todd Lounsbury.

Last Month's Minutes:

Motion was made to accept last months meeting minutes. Motion was Seconded and approved.

Daycare

Laura Bodnar – 250 Seneca
Ann Collins & Todd Collins– 8102 Graystone
-Requested the Board to approve in home daycare
-Petition was presented to the Board

Following a lengthy open discussion, the Board agreed to have Nagle & Zaller prepare an amendment change for the association to vote on to change the documents and allow the daycare. The Board stated that issues to be considered would include but not be limited to impact, insurance, and licensing.

-The petitioners requested to have the opportunity to hand carry the ballots within the association for signatures. The Board will refer to the Attorney for their advice.

Basketball hoops (portable)

Renee Bolas – 8185 Bell Tower
-Requested that the Board change to ruling and approve portable hoops to be allowed to be left outside of homes overnight.
-Questioned the wording of the documents as to where the side yard ends and the rear yard begins.

The Board agreed to have Nagle & Zaller prepare an amendment change for the association to vote on to change the documents to allow portable hoops to be left outside overnight.

Architectural:

Kim & Jason Weatherstien – 8200 Red Wing

8200 Redwing placed an ACC change application to install a fence on their property. The application was approved as neutral color vinyl fence with lattice top.

The homeowners reported they were unable to obtain the lattice top fencing for homeowner installation, and installed a slat style top.

-Requested the Board change the ruling on the fence styles and allow the new style of fencing with the slat top.

The Board has agreed to review the case and bring the topic to an open discussion at the next meeting.

The Board announced that there would be a special meeting held on April 17, 2007. The meeting will be open to discuss all of the open items, including daycare amendment, Basketball hoop amendment, fencing style change, as well as the proposed ACC amendment. The meeting will begin at 6:30 pm.

Melissa to send out postcards to notify the association of the meeting.

Pool Committee:

- Ken reported the possibility of obtaining a propane pool heater at cost. He will check on the details and report back to the Board.
- DRD drained the pool and preformed an acid wash. Melissa to check with Noelle as to why this was done.
- The pool hours were changed to 11 am to 8 pm.
- Pool furniture was vandalized from the gazebo over the winter. Ken will review and put together an inventory for replacement.
- Ken purchased the pool heater. He will check into what is needed for installation this season.

Landscaping:

- Blue Water Irrigation contract was approved to replace TLC following unsatisfactory service during the 2006 season.

Old Business:

- No old business to discuss at this time.

New Business:

- Garrett Howard was elected to chair the election committee at the Annual Meeting.
- 252 Seneca Terrace reported sidewalk erosion on the walkway to his town home. He was informed that the walkway is unit owner responsibility.
- Melissa to check why the association is receiving large bills from BGE as well as Strategic.

Adjourn:

Meeting was adjourned at 9:47 p.m.

Submitted by Melissa Sewell, American Community Management, Inc.