

# Minutes Cobblestone HOA

Location: 310 Raintree Drive

Kind of Meeting: Quarterly Meeting

Time and Date: 7:00, Thursday, January 26, 2012

BOARD MEMBERS PRESENT:

Tyler Schwope

George Chrisman

Betty Ballard

Phil Stompoly

Terry Allen

HOMEOWNERS PRESENT:

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7:00 PM: President Tyler Schwope called meeting to order;

October 2011 minutes were approved.

Treasurer's report was given by Carl Francka, Area Real Estate for 2011 year end and approved.

**OLD BUSINESS:**

- The board asked Area Real Estate to investigate whether or not the bills due by the HOA were taxable, such as in the utility bills, contractor fees, etc.
- The issues with deteriorating stucco courtyard walls on the properties at 340, 342, 344, 348 and 350 were discussed with input from homeowners Lee Hammond and Jeanne Bramwell. Tyler Schwope has meet with Keightly Plastering and have found that the walls at 352 have been repaired correctly in the past, although the other units had not and have resulted in chipping paint and cracks. It was decided that prior to the approval of work to be done at these two pods, the board will request a meeting of the homeowners involved, with the contractor, to explain the process and decide on the variations of stucco/paint that would be available to them. A letter will be sent to these residents asking them to attend the April 26 quarterly meeting. It was decided to keep the original wall design of the units as stucco and to do the necessary repairs by a qualified contractor, that replacing the walls with wrought iron gating would be more costly.

**NEW BUSINESS:**

- A motion was made by George Chrisman and seconded by Betty Ballard to use Scott Behrman, CPA for filing of taxes this year. It was brought to the attention of the board, that the association should not be liable for paying taxes and the CPA will be investigating this matter.
- It was decided by the board to research the contract between Cobblestone HOA and Turf Designers to see if it could be broken, as the work and pricing structure is not satisfactory. Area will begin soliciting bids from other lawn companies immediately.
- The sprinkler heads at 358 and 312 are still not pointing towards the grass and need to be adjusted.
- A lien will be filed on the property at 336 for delinquent HOA dues totaling \$734.67

- A work order form will be posted on Cobblestone's website for homeowners to follow the proper procedure to get work approved, if it is the HOA's responsibility and then be approved by the board.
- George Chrisman, Secretary/Treasurer gave his resignation, effective immediately. Betty Ballard has agreed to take this position. Ken Schuster has agreed to fill George's vacancy until board elections are held for that position.

The meeting was adjourned at 9:15 p.m.

The next meeting will be held April 26, 2012 at 7 p.m. at 324 SW Raintree Dr.