

DEL PRADO TOWNHOME ASSOCIATION
c/o Condoministration Unlimited
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Delpradohomes.com

MINUTES OF THE BOARD OF DIRECTORS MEETING
JUNE 13TH, 2012

The meeting was called to order at 6:30 p.m. In attendance were Dave Beaumont, Sophia Dransart and Sabina Raymond. Mike Furlong and Christina Chessani were absent.

Open Discussion

Homeowner questioned last month's agenda. It was clarified that some items were included in error. A homeowner asked about tennis court maintenance. Nets have been ordered and landscapers will have courts cleared of excess plantings. Dog waste on green belts was discussed.

Approval of minutes

The minutes of the May meeting were reviewed. A motion to approve the minutes as circulated was seconded and approved.

Treasurer's Report

Sophia Dransart reviewed the May report expenditures and reserve account. A motion to approve the report was seconded and approved.

Committee Reports

Welcome

Bette Rotenberg needs additional signature papers.

Landscape

Lia Cook requested and was granted \$777 for new landscaping plants. A new owner has landscaping knowledge and may have access to lower/or free plants has volunteered assistance. Seven letters will sent to owners to improve back yards.

Architecture

There have been several construction requests, and four new block walls have gone up. Of the 50 letters that were sent out in February, only four have failed to correct problems. Architecture recommends that sanctions be applied. The next inspection will be held in August.

Rules

Changes in rules are on hold until the full Board is present.

Clubhouse

The clubhouse was used about five times, including election day. At a future meeting a decision will be made about the timing of carpet cleaning.

Pool

The pool report was made. There is a water leak behind the pool shed, which Steve will try to track down.

Janitorial/Maintenance

No issues reported.

Neighborhood Watch

Vehicle burglary has increased in Del Prado. Please lock your cars or park them in your garage.

Communications

The web site is up to date--Delpradohomes.com

Old Business

Plants Lia requested were approved.

Steve will check on mailbox prices.

A decision on carpet cleaning will be delayed for 1 -2 months.

New Business

The spa chlorinator needs to be replaced by September at a cost of \$550. Rules amendments are postponed.

Installation of dog waste sites was discussed. The pros and cons were considered, but no decision was reached. The general belief was that people who don't pick up after their dogs probably wouldn't, even with access to doggie waste bags and disposal stations.

It was noted that rental of the clubhouse doesn't extend to use of the pool and spa areas. No wet feet are allowed in the clubhouse, and a family cannot have more than four guests in the pool and spa area.

The meeting was adjourned and the next meeting was set for July 11, 2012. An executive meeting followed.

Respectfully submitted,

Sally Allen
Recording Secretary