

**TROVITSKY PARK HOMEOWNERS' ASSOCIATION  
BOARD MEETING MINUTES  
December 10, 2006**

Meeting was called to order at 7:05 p.m. Board members present were Curtis Jordan, Darby Smith, Mukund Upadhyaya and Bonita Migliore.

General meeting minutes approved.

**Budget**

The board went through each item that was proposed by CM to determine if we are on target for 2007. There were only a few items that needed to be changed. Curtis will contact CM to make those changes. The budget ratification meeting is on Jan. 18<sup>th</sup> at 7pm at Northwood Jr. High. CM's new contract needs to be signed by at least two HOA members by Jan 1st.

**Perimeter Area**

We need to inquire if Green Effects will empty the Doggie Dump at least once a month and also if they'll sweep up the leaves along the perimeter.

**Financials**

Curtis noticed a discrepancy on the financial report from CM. Regarding the charge of \$218.68 for K3, the matter has been removed. .

We decided at our last meeting that we need to have a "Reserve Study" done to determine the amount we need to maintain in the reserve account. It has not yet been done.

**Other subjects touched upon**

1. The installation of a trash can in our community park still hasn't to be done.
2. Changing the name of the sign turned out to be more hassle than it's worth. We will be putting new ones on that are bolted on for more stability instead of being glued.
3. New elections for 2 more board members coming up in April.
4. Ask Cam to head welcoming committee.
5. Curtis moved to change our Website administrator. Darby seconded the motion.
6. We need to ask Dianne if we have the authority to waive late fees.
7. Kris Proctor will be temporary proxy ACC chief. Next ACC meeting will be December 3<sup>rd</sup>.
8. The drainage at the park is out of control and needs to be addressed. Discuss matter with Green Effects.
9. The fence around the park has some broken boards and needs to be fixed.

Next meeting will be held on Sunday, January 14th at 7:00pm at the home of Mukund.  
Meeting adjourned at 8:30pm.

HOA Mailing Address:

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Bonita Migliore, Secretary  
Trovitsky Park HOA  
Board Meeting Minutes 10/15/06