

**VINTAGE GROVE COMMUNITY ASSOCIATION
BOARD OF DIRECTORS MEETING**

March 29, 2012 at 7:00 PM

1002 Napa Place

Apex, NC

AGENDA

I Call to Order *At 7:37 PM*

- Chair: Eric Fagerstrom
- Introductions Report excused absences *Present at the meeting were Eric Fagerstrom, Ashley Greene, Kevin Hines and Community Manager, Mary Gibbs. Also present were neighbors Margaret and Jay Rogers. Excused for personal reasons was board member Bob Hight.*

II Review February Meeting Minutes *Eric moved to approve the Feb. meeting minutes, Ashley seconded and the minutes were unanimously approved.*

III Adjustments to Agenda

- Announcements *Need to add latest ARC application discussion to agenda.*
- Chairman's comments
- ARC fence application *This application for a fence was discussed along with the neighbor's objections to a fence. Board members agreed that as long the project complied with all the specifications in the guidelines, specifically the height requirement, they felt obligated to approve. There was some discussion of neighborhood fences which exceeded the height limitation and Mary agreed to search for archived approval letters to see why these exception were made. ..*

IV Manager's Report

- Budget Review *Mary discussed the default method Quickbooks uses to populate the fields for a new budget. In the case of 2012, the first quarter assessment income is too low and needs to be increased to reflect a more accurate number. The board requested a decrease in the social budget to \$500 and to move this expense to September to cover the Fall party. The additional monies will be added to pool repairs. The water/sewer budgeted amounts will be evened out throughout the year. Ashley moved to make all the recommended changes to the budget, Eric seconded and the motion was unanimously approved.*
- Cash Flow Reserves *The board reviewed and approved the Profit and Loss statement ytd and also the current balance sheet.*
- Updated Reserve Analysis *The board has found some inaccuracies in the installation dates on the previously distributed reserve analysis and has decided to hold distribution of that report until it can be corrected.*

VI New Business

- Pool Repaint/Resurface discussion *Mary and Eric met with the Wake County Pool inspector and confirmed that our current pool paint will pass*

inspection this year with the exception of the peeling paint directly below the water tile line. Mary will contact Aqua Fortis who installed the new tile last year to see if this is covered under their two year warranty. Eric will ask American Pool to provide an estimate in case this is not covered under our warranty. The deadline for completion is targeted for April 30th.

- *Review Annual Meeting Agenda 4/12 7-8:30 PM The board discussed reports and agenda items for the annual meeting. Mary will email out everything prior to the meeting for board review Profit and Loss, ytd comparison March 2010-Mar. 2012 email reports ahead of meeting date, budget with changes, Eric will ask yahoo group for overhead projector to borrow. Eric sent agenda out on Thursday Print it up for hand out. Birm line, signs repaired, fall socials*
 - A. *Prizes Two gift cards 1 \$50 and 1 \$25,*
 - B. *Ballots just in case we have too many people running*
- *Margaret Rogers Lack of mulch at the corner of Beringer and Vintage Grove Lane, Right side of entrance not being maintained. Eric mentioned that there are many things in our landscape contract that are not being done. Eric proposed to give them 60 days notice to make improvements in their service or we will switch. Margaret asked to be included in the meeting with the meeting with the landscapers.*
- *Community Clean Up day- 4/28 8-11 AM and 1-4 PM mulch proposal, donates mulch, Kevin moved to put out 50 bales to put on top of the free mulch. Ashley 2nd all in favor spend max. of \$300.*
- *Collect Information Sheets for the Directory Kevin has a few houses that he has not, Ashley still has a few people to catch up with, extend deadline until Monday.*

VIII Adjourn *Meeting adjourned at 9:22 PM kevin moved, Eric 2nd all approved.*