



The Auberge' Board of Director's Meeting

February 19, 2018

7:00 PM

MINUTES

Administrative Items:

The meeting was called to order at 7:00 PM by President Ben Ford. Board members present included Steve Greenfield, Gary Knowls, Linda Johnston, and Tia Creamer. The minutes of the January 15, 2018 meeting were presented. Linda motioned to approve the minutes and Gary seconded. The motion passed.

Committee Reports:

Treasurer's Report – Steve Greenfield – the e-mailed financials were presented. Linda made a motion to approve the treasurer's report. Gary seconded and the motion passed. Steve noted that the Corporate Tax return is due by March 15. He is moving along and plans to mail it by the end of February.

Landscape Committee Report – Gail Stearns. Highlights follow:

- 1) Spring Clean Up by Landmark will begin March 5. E-mail will go out.
 - 2) Irrigation system will likely be turned on near the end of March. Email will also be sent to announce this as well as request help from the community to manage the control boxes more efficiently. There are 16 control boxes and more helpers to assist Gail are urgently needed. So far Ed Cannady and Pam Elliot have volunteered. The more people the faster the response to irrigations needs.
 - 3) Gail will coordinate with Steve Greenfield to verify which new homes need to be on the Landmark service list.
 - 4) Linda requested the March 5 cleanup crew do a better job of scalping the grasses.
- Gary made a motion to approve Gail's report. Linda seconded and the motion passed.

Pool Committee Report – Tia Creamer. The Mid-Winter pool maintenance visit was done on 1-29-18 and Tia will contact Crystal to get on their schedule for early May opening again. With or without an early May social event, Crystal Pools will start the opening process early May with official opening for swimming as usual on Memorial Day weekend. The earlier they open the

better handle they can get on algae formation. Exact date for first day to swim is TBA. Steve made a motion to approve the Pool Report and Linda seconded. The motion passed.

Architectural Committee Report – Gary Hughes. There are 7 open lots in the Auberge’ which include: 4 in the north cul de sac, 2 in the Village, plus Bill’s “headlight” lot. Gary has had numerous discussions with Bill Croissant regarding the buyers moving into homes which are not completed. Many of those involved folks who pushed to move before the end of last year. Gary constantly reminded Bill that the homes did not meet the standards on the checklist for completion but it was acknowledged that there were numerous weather delays hampering completion. Ben recommended we establish a “paper trail” by asking Bill or any other builder who is not following the rules to provide a brief progress report of unresolved issues such as the one homeowner Paul Weatherford brought to the Board – his unfinished South side. Document all communication to builder, allow a reasonable time, i.e., communicate @ 30 then 60 days, then issue a final warning if necessary, copying the homeowner, that a lien will be placed on the property. Gary asked that his communication be “run by” the President. Gary said that the Vargo’s (4702 E. 143rd St.) had requested approval for a pergola in their back yard. It was noted that another pergola was constructed at 4732 E. 144th St. South. The architectural control requirements for compliance were shared with the Vargo’s and they were asked to submit their plans and get approval of their adjacent neighbors.

During Gary’s report a discussion ensued about the urgent need for an updated re-write of rental/leasing policy in the Auberge’. Carole Greenfield and Tia Creamer have agreed to research this topic and report back. The Board will create a new rental policy document which will be reviewed for legal issues.

Linda made a motion to approve Gary’s report and Steve seconded. The motion passed.

Website Committee Report – Tia Creamer – no report.

Asset Management Committee Report – Nick Hanna – no report.

Security and Safety Committee – Ken Loden and Gary Knowls. Elimination of 4-digit gate codes will be covered in Old Business.

Finance Committee Report – Robert Shaw – no report.

Social Committee Report – Diane Pearson/ Sara Shaw – no report.

Nominating Committee Report – Linda Johnston – no report.

Old Business

At the last meeting Ken and Gary recommended elimination of all residential 4-digit gate codes with exceptions only for very restricted vendor access. This decision is being made to minimize the number of possible breaches of access by non-residents. The committee provided data to show the prevalence of phishing at all hours of the day and most disturbing, all hours of the night. After discussion of the small number of folks who have not adapted to cell phone gate entry, it was decided that Gary would communicate with those residents that all resident's codes will be eliminated for neighborhood security as of June 1st, 2018. A motion was made by Linda that all resident 4-digit gate codes will be deleted as of June 1st, 2018. Steve Greenfield seconded and the motion passed. Ken reported via Gary that the street light for the north cul de sac is moving forward.

New Business

In an email communication to the Board, Mr. Paul Weatherford voiced a complaint about Bill Croissant and incomplete work on his property since 2007. Paul was present and agreed to work with Gary Hughes concerning communication with Bill and resolution of ongoing issues.

Steve G. brought up the former Clemmons house, Lot 22 Blk 1, which is in bankruptcy. This is an issue which needs follow up regarding Wells Fargo Bank and dues which may be owed to the HOA.

Ben made a motion for the meeting to adjourn at 7:55 PM. Linda seconded and the motion passed.

Respectfully submitted,
Tia Creamer – Secretary

