

HOMEOWNERS ASSOCIATION AT WESTWOOD LAKES
Board of Directors Meeting Minutes
Tuesday April 8, 2003
Farnell Middle School 7:00pm

1. Meeting was called to order at 7:07pm by Vice President Frank Credendino who reminded homeowners that Garbage Collection days had changed to Mondays and Thursdays.
2. Roll call established quorum of the Board; Present: Greg Gelyon, Frank Credendino, Jeff Novell, Chuck Fuller, Dave Gursky, Adam Kemp, Frank Marino. Absent with notice and apologies Jerry Riddle. Absent without notice or apologies, Jason Fox. 18 homeowners present.
3. Motion by Adam Kemp/seconded by Dave Gursky and carried unopposed that the reading of the March 11th minutes be waived and approved as read.
4. Old Business: Website Advertising - Tabled
5. Old Business: Fence Text Amendment Drive by volunteering homeowner. Although fence amendment drive is not a Board drive, the Board would consider inclusion of all “standard privacy and semi-privacy” style wood and pvc white fencing.
6. Old Business: Fountains - Tabled
7. Old Business: Foreclosure Write off
The Board agreed that the accounting procedure to change ownership could be actioned by the Management Company.
8. Old Business: Special Lighting District Petition - Tabled for further investigation
9. New Business: Directory Offer for Westwood Lakes
The Board agreed not to consider this offer.
10. New Business: County Tree Grant
Leigh to provide Chuck Fuller with a copy of the Grant application
11. New Business: Aluminum Mailbox alternative - Tabled to review sample
12. New Business: Hearing Determinations
12557 & 14322 – agreed to waive attorney fees;
12849 – fence variance contingent per guidelines dictated in Documents;
14516 – lattice work at doorway entryway to be removed where visible
lattice on right hand side of garage could remain
compliance by April 29 required;
14667 – existing board-on-board fence to be converted to shadowbox by July 14;
12513 – lattice work surrounding screen enclosure to be removed by June 11.
13. New Business: Resignation received by Jeff Novell
Motion by Chuck Fuller to accept Board Director Jeff Novell’s resignation / seconded by Dave Gursky and carried unopposed.
Jeff Novell also indicated that a resignation from Jason Fox would be received via email.
14. Motion to adjourn made by Chuck Fuller @ 9:10pm

Minutes prepared by Leigh Slement April 28, 2003