**Canterbury Glen Homeowners Association**

*Meeting Minutes*

*January 23, 2017*

*7:00 PM*

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| **Attendees:** |  |
| Brett Meyers | *President* |
| Tom Eppler | *Vice President* |
| Cindy Eckert | *Secretary* |
| Steve Wells | *Treasurer (via conference call)* |
| James Rogers | *Member at Large* |
| Linda Wizner | *ACC Chairperson* |
| Susan Morris | *ACC Member* |
| Audrey D’Amico | *Resident* |
| Mike D’Amico | *Resident* |

* Secretary Report approved as read and accepted.
* Treasurers Report approved as read and accepted.
	+ Only one residence has not paid the 2016 Annual Dues and debt will continue to be tracked.
	+ 2016 Budget versus 2016 Actual Expenses was reviewed.
	+ 2017 Proposed Budget was reviewed and unanimously accepted.
	+ Budget includes an increased Planter/Front Wall budget to include revision of front wall signage. Total budget line item estimate of $3,500. Front wall signage will likely cost more, but can use unspent funds from past years.
	+ 2017 Dues – As of meeting, 23 dues have been paid.
* ACC Committee:
	+ There have been several complaints from neighbors and the ACC has issued letters to the violators.
	+ The next walk-about to occur in March.
	+ The trash can policy is to keep them hidden from view from the street.
* Crime Watch Committee:
	+ A car was stolen from the neighborhood in December. The keys were left in the un-locked vehicle. Will plan to discuss neighborhood security at the next meeting.
	+ An access gate at the entrance has been discussed in the past, and would make the roads private, requiring community funded maintenance.
* Social Committee: Update will be provided at the next meeting. Audrey D’Amico interested in volunteering for the Social Committee.
* Old Business:
	+ Community Directory: Update will be provided at the next meeting.
	+ Community Facebook Page: Update will be provided at the next meeting.
	+ Canterbury Vendor Directory: Update will be provided at the next meeting.
	+ Status of sidewalk and manholes in need of repair: Update will be provided at the next meeting.
* New Business:
	+ 2017 Board Elections: All members of existing Board volunteer to serve in 2017. Board members unanimously approved.
	+ ACC Committee: Mike D’Amico and Sina Taylor are interested in volunteering for the ACC Committee.
	+ HOA Fixing sidewalks in neighborhood: The Board must consider the legal ramifications such as ownership implications if the community repairs the damaged sidewalks ourselves.
	+ Houses with deferred maintenance: Should be addressed by the walk-about in March.
	+ Front wall signage: Susan spoke with Sign-A-Rama and plan to procure a sign with a 10-year warranty. Sign will likely cost more than the estimated 2017 budget line item. The community will request an estimate for replacing the letters with the bare minimum as well as an estimate for redesigning the sign with a 10-year warranty.
	+ Roadway/Drainage issue on Hubers Court: The sidewalk in front of Tom’s house recently caved in, also affecting the road. The County came out and repaired it. Tom called the County Commissioner who gave him the contact information of a County Department that can assist, but that Department reported they do not have any funds for sidewalk repair work. Tom also heard that Westchase is paying to fix their sidewalks, but it turned out to be a false rumor.
* Open Discussion:
	+ Front wall planters: planters need fertilizer and soil amendments. Material also needs to be added to raise the beds.
	+ Recent Hydraulic Fluid Spill on Isbell Lane: Linda reported an approximate 40 gallon spill of hydraulic fluid in front of her hours from the Republic garbage collection truck. Linda called the County to report that hydraulic fluid remained in the stormwater swale and grassed area to be cleaned up.
* The next Board meeting is scheduled for Monday, March 13, 2017.
* Meeting adjourned at 7:55 p.m.