

SPRING ARBOR CONDOMINIUM ASSOCIATION  
BOARD OF DIRECTORS MEETING  
NOVEMBER 27, 2017

The meeting of the Board of Directors was called to order at 6:03 p.m. by the president Charlie Brown, at the Hughes residence, 13513 Arbor Crest Cir. Members present were: Charlie Brown, Brenda Hughes, Chuck Hughes, Bea Jones, Ted Michalik. Also present was Amber Gabbard of Mulloy Properties. Absent were Steve Roling and Clayton Rock.

The minutes of the Board Meeting of October 24, 2017 were approved by email vote on November 6, 2017.

In light of the recent automobile theft in our neighborhood we had a discussion about security cameras for our development. We had previously discussed this item in the Spring of 2016 and deferred for more study. Chuck Hughes had the proposal from Care Security from 2016 and further discussed it with them again prior to this meeting. The price for installation of 2 cameras and the equipment necessary had not changed. It was decided to look further into this and Amber Gabbard from Mulloy will get an alternative bid. We will discuss again at our January 2018 meeting.

The sidewalks that belong to us on Spring Station Road were approved for repair last month. Because of cold weather we will defer repair until the spring of 2018.

The Budget for 2018 was discussed and reviewed by Ted Michalik. The total revenue budget for 2018 is \$225,340.00 The total expenses are projected to be \$183,439.00 and additionally we will increase the Reserve account by \$41,901.00. This will continue to keep us in line with the study done several years ago as what the HOA will need to handle future expenses. In order to meet this budget we will need a 3% increase in maintenance fees. The budget and the new fee schedule will be mailed out to the Homeowners by the 8th of December. Bea Jones made a motion to approve the budget as presented and Brenda Hughes seconded. The vote was unanimous by all Board members.

Discussion of the upcoming Christmas party was presented by Bea Jones. We are scheduled to meet at Forest Springs Health Campus on December 7, 2017 at 5:30 p.m. The dinner is being prepared by the Goose Creek Diner. The Board members will provide appetizers and desserts.

Brenda Hughes is to send out Christmas greetings from the Board to all the Homeowners. Brenda also reminded the Board that we will have a Cookie Swap on December 14, 2017 at Brenda's house (13513 Arbor Crest Circle) from 2:00 p.m. to 4:00 p.m..

There will not be a Board meeting in December. The next meeting will be January 30th, 2018 at Ted Michalik's home at 6:00 p.m.

Motion to adjourn by Brenda Hughes and seconded by Ted Michalik. Vote was unanimous by all in attendance.

Respectfully submitted,

Chuck Hughes  
Vice President