

THE VILLAGES OF LEACROFT HOMEOWNERS ASSOCIATION

MEETING AGENDA

3912 Canterbook Drive
Charlotte, NC 28269

January 15, 2009
6:15 pm

6:45 ADT Security

- Security System \$199 installation, \$34.99/month monitoring
- Surveillance
 - Option 1 – 4 Channel DVR with 3 cameras
 - \$4,580 installation, \$35/month monitoring
 - Cost per HOA member approximately \$7.08/year for 48 months
 - Option 2 – 8 Channel DVR with 4 cameras
 - \$6,130.50 installation, \$42/month monitoring
 - Cost per HOA member approximately \$9.26/year for 48 months
- Board Decision: Video Surveillance is too costly given the current state of the economy. For now, we will install flood lights that will light the playground area and encourage residents to call the police should they suspect any illegal activity.

7:00 Call to Order

- Holloway Management is merging with Superior Management

7:05 Charlotte Swim Club Management, Brian Sheehan

- According to the Virginia Graeme Baker Act, the main drain covers for safety must be installed before the pool opens this year.
- The tiles in the pool are missing/falling off. These also need to be repaired.
- The pool management company will follow up with Fred in the neighborhood for a competitor's quote.

7:25 Review Minutes

7:30 Review Financials

- Foreclosure review decisions were made for various home owners
- Contact Holloway Management for additional financial details

7:40 New Business Election of Officers

- Frank Keenan, President (704) 641-2283
- Vince Smith, Vice President (704) 547-1206
- Barbara Walbridge, Treasurer (704) 391-0891
- Pamela Wisniewski, Secretary (704) 293-8978
- Monte Chisholm, Member at Large (704) 717-7007

7:50 Unfinished Business

- Mailboxes: Holloway Management will send notices for mailboxes in disrepair. Pam will manage bulk discounts for mailbox purchases through Carolina Mailboxes.
- Newsletters: We will soon deliver newsletters electronically and provide additional newsletters for pick up at the common area.
- Common Area Drop Off Box: Purchase (Approx. \$100) of a mailbox lock box for residential use was suggested. Holloway Management will purchase the box once we choose which style we want.
- Trespassing Issue/Fence Request: A Worsley neighbor wrote to the board asking for a fence to be installed between her house and the new construction neighborhood. The board determined that it would be her responsibility to build this fence.
- Playground: There was a request to replace the sand in the sand box.
- Dangerous Dog By-laws: A few new dog by-laws to increase neighborhood safety were suggested. The board decided to rely on the guidelines that were already provided by the city.
- Neighborhood Workshops: Mecklenburg County offers workshops for neighborhood associations that we are encouraged to take advantage of.

8:10 Set Next Meeting Date(s)

- Meetings will be held at 7 PM the 1st Tuesday of every month through September. However, there may be exceptions. Check with the board for meeting dates.

8:12 Review Action Items

- Holloway Management - Add flood lights to playground
- Pool Management – Get competitor’s quote for necessary pool maintenance
- Holloway Management – Send mailbox notification letters
- Pamela Wisniewski – Manage group rate purchases of mailboxes
- Holloway Management – Buy newsletter/brochure pick up box and common area mailbox lock box
- Pamela Wisniewski – Contact Worsley neighbor to offer assistance coordinating with neighbors to erect a fence between neighborhoods
- Holloway Management – Get quote/Replace sand in sandbox

8:15 Adjournment

- The next board meeting will be held at Barbara’s house, 4646 Highcroft