



DATE	Dec. 12, 2012	LOCATION	TRAC in Twinsburg
TIME	7:00 – 9:00 pm	SCRIBE	Rick McDermott
MEMBERS	Dave Terbeek	Rebecca Herr	
	Dennis Kaplan	Jed Davis	
	Linda Hudson	Sam Scaffide	
GUESTS	None		

<p><b>Meeting Minutes</b></p> <p>Call to order – 7:00</p> <p>Approval of Minutes The Board approved submitted meeting minutes from September.</p> <p>Participation – none</p> <p>Communications – Treasurers Report:</p> <ul style="list-style-type: none"> <li>• In process of migrating all daily financial information to Quick Books in order to gain better efficiency and control over critical data.</li> <li>• Current Cash Balance: \$31,032</li> <li>• Delinquency Summary: 21 properties, \$25,5673.34 (exhibit A)</li> </ul> <p>Design Review: Nothing</p> <p>Web-site:</p> <ul style="list-style-type: none"> <li>• Discussions ongoing on exploiting the benefits of 'glenwoodpreserve.com' as a means to enhance communication with residences and the board.</li> <li>• Actively discussed modifying the web-site to include: Schedule of future meetings, FAQ's, as well as updates concerning ongoing/future beautification and maintenance projects.</li> </ul> <p>New Business – Rebecca motion to assess legal cost to respective resident accounts incurred to date from Kaman &amp; Cusimano Billings through December 2012; Jed 2<sup>nd</sup>; Board unanimous.</p> <p>Linda motion to assess respective resident accounts 4<sup>th</sup> quarter late fees; Jed 2<sup>nd</sup>; Board unanimous.</p> <p>Rick motion to authorize payment of Turf Scape Bill in the amount of \$4,827.65; Linda 2<sup>nd</sup>; Board unanimous.</p> <p>Review of the 2012 operating budget as prepared by the Board President and Treasurer which included discussions regarding possible future improvement projects. Items</p>
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discussed: (nothing was finalized)

- Decorative gravel under new fence.
- New decorative picket fence at main entrance.
- Landscape lighting
- Sign enhancements and landscaping.

Discussion on a GPHA Policy and Procedure for Resident Home Maintenance and Landscape Requirements. It was agreed that using the web-site would be a viable option to promote a greater understanding of Declaration of Covenants (DOC) that govern our association. Rick and Dennis will work on an FAQ section to help residents, current and future, with the necessary information.

Discussed the need for keeping consistent meeting dates as well as keeping residents informed of those dates to allow for more participation. Rick has action on this.

Miscellaneous: None

Excused Absent Members: Sam Scaffide

Executive Session: Began approx. 8:15 pm

Meeting Adjourned: 9:00 pm

Next meeting: January 23, 7:00pm

<b>Actions and outstanding items</b>	<b>Owner</b>
1. Discuss web-site re-design and FAQ's	Rick, Dennis, Jed
2. Develop tentative board meeting schedule for 2013 in order to post to web-site	Rick
3. Update sign with next meeting date and promote web-ste	Rick
4. Reconcile Turf Scape Account to ensure payments are on schedule.	Dave

Respectfully submitted,

Rick McDermott, Secretary

Minutes Approved \_\_\_\_\_, 2012 \_\_\_\_\_ President