



DATE	January 23, 2012	LOCATION	TRAC in Twinsburg
TIME	7:00 – 9:00 pm	SCRIBE	Rick McDermott
MEMBERS	Dave Terbeek	Rebecca Herr	
	Dennis Kaplan	Jed Davis	
		Sam Scaffide	
GUESTS	2		

<p>Meeting Minutes</p>
<p>Call to order – 7:05</p> <p>Approval of Minutes The Board approved submitted meeting minutes from December.</p> <p>Resident Participation: Questions regarding a sign (used to advertise a business), that was taken from a residents' yard. The sign was removed without notification or a phone call and the sign was not returned to the owner.</p> <ul style="list-style-type: none"> • The sign was taken down by a GPHA board member as it was in violation of the DOC. • It was agreed that while the sign was in violation of the DOC, it should have been returned to the owner. <p>Question concerning HOA dues; are they going back to \$100.00 any time soon?</p> <ul style="list-style-type: none"> • Dues for 2013 will remain at \$150.00 per home. Changes in yearly dues are subject to change in order to meet the fiscal needs of the Association. <p>Communications – Treasurers Report:</p> <ul style="list-style-type: none"> • Current Cash Balance: \$31,415 • Delinquency Summary: 21 properties, \$25,848 <p>Design Review: Nothing</p> <p>Web-site:</p> <ul style="list-style-type: none"> • Jed is working back end of site by converting to word-press. • 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. <p>New Business – Assess legal cost to respective resident accounts Sam motion; Rebecca 2nd; Board</p>



unanimous.

Issue payment to Kaman and Cusimano (\$617.50) for legal costs incurred.

Dave reconciled Turfscape account; we are current with all invoices.

No new collections for FY 2012 were received.

Improvement initiatives open for discussion:

- New fencing at entrance
- Renovate existing sign
- Entrance lighting
- Gravel/Landscaping surrounding 2012 fence renovation

Miscellaneous: Motion to reimburse Dave T (\$135) for postage incurred for sending invoices. Sam motion; Jed 2nd, Board approved.

Excused Absent Members: Linda Hudson

Executive Session: Began approx. 8:40 pm

Meeting Adjourned: 9:00 pm

Next meeting: January 19, 7:00pm

Actions and outstanding Items	Owner
1. Dennis K. to create quotes for 2013 landscape bidding process; create purchase specification for replacing picket fencing.	Dennis
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. Review maintenance policy and procedures proposed by Dennis K.	All

Respectfully submitted,



Rick McDermott, Secretary

Minutes Approved _____, 2012 _____ President