

Avera Place HOA Meeting Minutes
March 14th, 2016, 12:00pm PT/3:00pm ET

Board members present either in person or by conference call: Kim Silverman, Kathie Walker, Zack Taylor, Wayne Coplea, Jule White, and Jeb Black and Michele Maben from Wilson Property Management.

Quorum Established.

Old Business:

Rules and Regulations: Since the HOA meeting in January, the Rules and Regulations had been posted in a Google Doc for suggestions and editing purposes. The finalized version was presented to the HOA.

- 1.) It was decided that Club Cars (golf carts) would be added to the Rules and Regulations as a type of vehicle and that they should not be allowed on the grass unless it was imperative to complete a work task. It was noted that maintenance drives up on to the grass while emptying the trash cans at the mail kiosk which will leave divots in the grass at times. In an attempt to keep this from continuing, in addition to an attempt at eliminating litter at the mail kiosk the HOA decided to remove the trash cans from the mail kiosk. The HOA decided that one trash can would go to the playground area and the other trash can would be moved to the pool deck. It was determined that if this measure did not fix the issue the trash cans could always be moved back to their original location at the mail kiosk.
- 2.) It was decided that where to find towing information on property needed to be added to the Rules and Regulations, but that since this information can always change, contact information of the current towing company in use would not be listed in the Rules and Regulations.

The motion to adopt the revised Rules and Regulations was then put forth, and seconded. New Rules & Regulations completed.

Bids for entrance to Clubhouse landscaping: Ruppert Landscaping submitted two bids. The first bid included moving the flower beds back, re-routing the irrigation system and adding Green Mountain Boxwoods, Seasonal Flowers, Soft Touch Holly and Knock-Out Roses for \$1968.00. The second estimate was for the same above work without the Knock-Out Roses for \$1768.00. Images for each outlook were provided and after the Board, owners and property manager discussed specifics about the plants proposed (heartiness, size, width, etc) the Board made a motion to approve the bid that includes the Knock-out Roses.

Clubhouse outside sign: Wilson Property Management will be handling the cost of the sign replacement/update.

Power washing of the putting green: Michele got 3 quotes for power washing the putting green.

CTI: \$600.00

Vortex: \$300.00

Kathryne Kane Painting: \$145.00

The HOA decided that Vortex was the best choice for this job since WPM is familiar with the company's work.

New Business:

Jeb Black is still working with the City of Raleigh and Engineers in regards to the retention ponds and code compliance. He will continue to keep the HOA updated.

HOA decided to table to the topic of purchasing 2 additional dumpsters for the property for the next meeting so that more information could be gathered to present to the Board.

The next virtual meeting is scheduled for Monday, May 16th, 2016 at 12:00pm PT/3:00pm ET

Official HOA meeting closed.