

Sycamore Creek P.U.D. Homeowners' Association Board of Trustees Meeting

Minutes of Regular Board Meeting

August 2, 2011

The August regular meeting of the Board of Trustees opened at 7:00 PM by the President and adjourned at 7:50 PM. The meeting was conducted at the Sycamore Creek PUD Homeowners' Association Clubhouse, 1450 Sanzon Drive, Fairborn, Ohio 45324.

- **Roll Call was taken:**
 - **The following members of the Board of Trustees were present:**
 - President William Ziegler
 - Treasurer Judy Halsall
 - Secretary Maggie Perry
 - Member-at-Large Pat Zimmerman
 - Member-at-Large Lenny Davis
 - Member-at-Large Ron Nischwitz
 - **The following members of the management team were present:**
 - Office Manager Robert Halsall
 - Office Manager Clara Fletcher
 - **The following owners/renters were present:**
 - Rita Ziegler, 1466
 - Dana Gang, 1439
 - Penny Bland, 1464
- **President's Opening Remarks**
 - SCHOA managers have not had a salary increase in 4 years. SCHOA needs to budget for a salary increase for our 2 managers in 2012.
- **Reading of the minutes, June 2011.** The minutes were approved as written.
- **Reports of Officers of the Board:**
 - **Secretary:** Deferred to management report
 - **Treasurer:** Deferred to management report
- **Reports of Committees:**
 - **Architecture (R. Halsall):**
 - There have been extensive soffit repairs throughout the development this year which are very costly.
 - **Landscape (R. Halsall):**
 - Knockout roses will be planted when the heat lets up.
 - Dead trees along Zink Road will be replaced in 2012 if the budget permits.
 - Trees in front of approximately half the units are dying and need to be replaced. We hope to start this in 2012 if budget permits. This project will cost approximately \$30,000. Management will call nurseries for expert advice on what kind of tree to plant.
 - **Newsletter (T. Tran):**
 - No report.
 - **Parking (T. Tran):**
 - No report.

- Clara gave out some warnings.
- **Pool:**
 - The pool is open and the water is warm.
- **Social Events (P. Zimmerman):**
 - There will be a fall pool party on September 3 at 2:00PM.
- **Management Report (R. Halsall):**
 - The management report was provided to the members of the Board of Trustees and explained.
- **Unfinished Business:**
 - None.
- **New Business:**
 - Old SCHOA files need to be shredded. Management will look into options for shredding and disposal.
 - The Clubhouse garage door needs replaced. The Board approved replacement of the door if the cost is under \$600.
- **Homeowners concerns: None.**
- **The meeting adjourned at 7:50PM.**