

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

Minutes of Regular Board Meeting

October 6, 2009

The October 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
- Vice President Judy Halsall
- Secretary Maggie Perry
- Member-at-Large Pat Zimmerman
- Member-at-Large Christine O'Dell

○ The following members of the management team were present:

- Office Manager Robert Halsall
- Office Manager Clara Fletcher

○ The following owners/renters were present:

- Thong Tran, 1486
- Rita Ziegler, 1466
- Richard Perry, 1487
- Lenny Davis, 1470
- Sheila Moseley, 1454

○ President's Opening Remarks

- The Meet the Candidates event went well. The candidates who came would be good for the city.

○ Reading of the minutes, September 8, 2009. The minutes were approved as amended.

○ Reports of Officers of the Board:

- **Secretary:** Deferred to management report
- **Treasurer:** Deferred to management report

○ Reports of Committees:

○ Architecture (R. Halsall):

- Entry sign lights have been replaced and covered with light guards.

○ Landscape (R. Halsall):

- Management received three bids for 2010 lawn care. The three companies who supplied bids were RC Property, Signature Property, and Groundskeeper.
- Concrete repairs will begin soon where needed.

○ Newsletter (T. Tran):

- Tran provided a sample copy of the winter newsletter to the board.
- The winter newsletter will be sent out to all SCHOA residents on December 21.

○ Parking (T. Tran):

- No cars were towed since the September meeting. One warning was given to the owner of a vehicle who parked overnight at the club house.

○ Pool (B. Halsall):

- The pool is closed and has been winterized.
- **Social Events (P. Zimmerman):**
 - Six people attended the outing to Mamma DiSalvos.
 - Looking into Blueberry Café in Bellbrook for next SCHOA outing.
- **Management Report (R. Halsall):**
 - The management report was provided to the members of the Board of Trustees and explained.
- **New Business:**
 - Based on the three bids received from landscaping companies, the Board approved to keep RC Property as the landscaping contractor for 2010.
 - The Board approved to keep Signature Property as the snow removal contractor for SCHOA this winter. Their bid did not change from last year.
- **Homeowners concerns:**
 - Tran would like to have a hot dog & marshmallow roast sometime this fall.
- **The meeting adjourned at 7:50 PM.**