

**CLARKSBURG RIDGE HOA
BOARD OF DIRECTORS MEETING
DECEMBER 13, 2018**

MINUTES

Board Members in Attendance:

Christopher Castellano

Melissa King

Olga Pagoda

Henry Leung, Abaris Realty

The Board meeting was called to order at 7:01 p.m.

HOMEOWNER COMMENTS:

None

MINUTES:

The Board reviewed the minutes of the October 11, 2018 Board meeting. A motion was made to accept the minutes as amended. The motion was seconded and carried unanimously.

MANAGEMENT REPORT:

The Board reviewed the proposed 2019 budget that was previously mailed to all homeowners. The Board voted unanimously to adopt the budget as proposed. The final, approved budget will be mailed to all homeowners.

The Board directed management to send a hearing notice for the next meeting the owner of 13314 Catawba Manor Way that the front light fixture they installed does not conform to HOA standards and must be replaced with an approved style fixture.

The Board directed management to send a hearing notice for the next meeting to the owner of a home on Dutrow Drive that recently installed an oversized door knocker that this unauthorized exterior modification does not comply with HOA standards and therefore must be removed.

The Board directed management to send a letter to 13227 Dutrow Drive requesting a copy of their rental lease.

The Board would like to review the account history for homeowner before making a decision to waive late fee.

The Board reviewed an owner request to waive ACC fine. Since the repairs have been made, a motion was made to waive the fines. The motion was seconded and carried unanimously.

OLD/NEW BUSINESS:

The Board would like a follow up to PSE for proposal for lighting at the playground and directed management to get a second proposal.

The Board mentioned that they were unhappy with the last leaf clean up provided by the landscaping company. Directed management to get bids for landscaping.

The Board would like a follow-up on the three homes that had river rocks installed under their fence. If they have not removed the rocks, the Board would like hearing notices sent to them for the next meeting.

The Board discussed the no parking area behind 23420 Tailor shop Place and would like the area painted with strips with No Parking at the end of the spot.

There being no further business, the Board meeting was adjourned at 7:28 p.m. The next meeting scheduled for February 14, 2019. The Board would like to change the date due to Valentines Day.