CII Monthly Board Meeting Minutes, July 14, 2010

Attending: Kim Lever-Green, President; Dwayne Green, Ray Kudlak; cc: Barrie Cameron-Rojahn, Hawthorne Management

The meeting was called to order at 7:08 PM and the previous Minutes were adopted.

Treasurer’s report – With minor exceptions, all budgeted expenses are in line with expectations. A few homeowners have had liens placed in June for past due accounts. Letters have been sent to those households with delinquent balances. Don’t let your delinquency become a property lien!

We are in need of a **Vice President,** a **Treasurer** and two **Members-at-Large.**

Our Current Board now consists of **Kim Lever-Green, President**; **Ray Kudlak, Secretary** and **Dwayne Green, Member-at-Large**. The Board requests that interested parties please contact **Kim Lever-Green, (704-575-3558)** to volunteer for one of the remaining open positions. **Street Captains** are needed for each Cedarfield Street and portions of some longer streets to serve as Neighborhood Watch Captains. This program was successfully implemented by **Cedarfield 1** but will not exist without Volunteers.

Old Business – **Ray Kudlak** has contacted **Matt Sharp** of **Energy United** to review the status of their requirements for homeowner compliance for the installation of Streetlights. Each affected homeowner is required to comply with Energy United’s need to run an electric cable to the new light which may involve some trenching. A new **Charcoal Disposal** container is on order and will be installed by the Grilles at the Pool. Please keep this area clean for the next user. Low flow showerheads have been purchased and are being installed. Basketball netting has been purchased. The reserve for future amenities is growing nicely and contacts will be initiated to determine if local contractors are interested in developing plans and estimates for the long awaited Activity Room.

Architectural Committee – **Volunteers are needed**! Please contact **Kim Lever-Green** for more information. With hot weather upon us, letters will be sent to homeowners who need to address mold on siding, lawns in need of cutting and edging and issues such as mailboxes in need of replacement.

Pool Committee – **Volunteers are needed!** Please contact **Kim Lever Green** for more information. The Guard Room floor, cabinets, refrigerator and window blinds have undergone water damage and overall deterioration. These will be inspected and arrangements made to replace or repair those items. The card reader entry system slated for 2011 will continue to be investigated in July for purchase and installation at the close of the season. The Huntersville Services Division will be contacted to determine if the new refuse collection company is or is not contracted to collect the garbage and recycleables from the Pool. A pickup fee may need to be added to the Pool budget if Home Owners Associations are not included in the Huntersville service contract.

Landscape Committee – **Volunteers are needed**! **Black Thumb** has been contacted to request trimming of the shrubbery at the entrances on Stratton Farm. They will be trimming at various times during the Summer months.

Social Committee – **Volunteers are also needed** so we may schedule events over the Summer and Fall.

New Business – A **letter or postcard** will be sent to all **Cedarfield 2** homeowners listing the events we ***could*** be planning for the rest of the year. Also, we are investigating having an *extended Pool Season* for Cedarfield 2 residents 21 and over that would continue through October 29th after school opening dates. Those days (and nights) would allow the Pool to have adult beverages and possibly catered or pot luck picnic style supper events. *Watch for the literature in your mail! We need your feedback on the extended Pool season for adults.*

The meeting was adjourned at 7:40 PM.

The **Next Meeting** will be held at **7:00 PM,** **August 11, 2010, at 12810 Angel Oak Drive.**