

Mountain Brook Homeowner's Association
Board of Directors Meeting
7 February 2006

Present: Mary Dougherty, President
Jonathan Pierce
Phil Copeland
Dave Peebles
Bob Seaman, Association Manager
Austin Omlie
Etta Mae Fitzgerald

The Board convened at 6:30pm.

The Board approved the minutes of the 10 January 2006 meeting.

New Business:

Bob reviewed our financial status. As planned, all bills delinquent as of 1 March will be turned over to our attorney for collection. With respect to the large arrears for the Wang property, Bob will contact the closing attorney and advise him/her of the problem. Bob will also contact our attorney and ask her to proceed with all possible actions to make sure we collect.

We are now charging for clubhouse rental (\$25). A motion to put all rental money into the Capital Reserve Fund was seconded and passed.

The Board welcomed Etta Mae Fitzgerald to the Board. Bob will check our insurance to be sure that adding a sixth member will not be a problem.

Jon will look at including a flyer in the upcoming newsletter giving residents the option of receiving future newsletters via email....a savings for the Association.

The Board reviewed buying dog litter stations and found that the cost was too high. Matter dropped.

Mary will write to the owners of the home with the white fencing and remind them that part of the approval of that fencing was that regular "Jones Type" fencing would enclose the area, making the white fence not visible from the street. The letter will also include a request that the owners move their garbage can out of sight.

The Board had an extensive discussion about the high cost of our landscaping and future repairs and replacement of the wooden fencing. We agreed to continue the discussion at future meetings.

Meeting adjourned at 8:30pm.

Dave Peebles
Secretary