

**Mountain Brook of Madison Community Association
Board of Directors Meeting
April 10, 2007**

Present: Jon Pierce
 Austin Omlie
 Tom Keeney
 Mary Dougherty
 Phil Copeland
 Bob Seaman

Guests: Robert & Diane Bond (103 Hursthaven Court)
 Mark & Kathy Thompson (109 Overton Road)
 Kevin Heard (Attorney)
 Angela Ary (Attorney)

The Board approved the minutes from the March 6, 2007 meeting.

First item on the board was with Kevin Heard and Angela Ary. The board discussed with them the possibility of hiring them as our community lawyer. The two main reasons the board is seeking council is for speedy and final dues collection and for someone to be a liaison between Mountain Brook of Madison and the developer of the land off Zierdt Road. Mr. Heard informed the board that they would need a copy of the covenants and standards before any work could take place. The board voted and with a 4 to 1 vote, it was decided to allow Mr. Heard and his associate to look over our covenants. Any future work performed by Mr. Heard will be voted on at a later date.

Bob Seaman presented our financial business. To date, there is \$4200.00 of uncollected dues from FY2006 and \$2400.00 from FY2007. Bob is going to meet with our current attorney, Isabella, in order to get an update as to where she is in FY2006 dues collection. It was suggested that we allow her to finish collection of those dues and have Mr. Heard try and collect the FY2007 past dues.

Phil Copeland presented the board with the price for a new sign for the south entrance. The sign states the community is a covenant regulated body and we do not allow door to door solicitation. The previous sign was stolen, so discussion took place about ensuring this sign won't be stolen as well. The cost for the new sign is \$365 and the board agreed to have it installed.

Mary Dougherty presented plans for a privacy fence and the board approved it.

Austin Omlie presented a tree removal request to the board for 103 Remington (Brown). However, the home owner needs to specify which trees he wants removed before board approval.

Austin Omlie also presented a concern brought forth from XXX Canterbury . The resident has concerns regarding his neighbor at YYY Canterbury. Mr. XXX alleges that Mr. YYY allows his dog to defecate on his lawn, construction crews doing work at Mr. YYY's home destroyed his lawn and that a fireplace structure in Mr. YYY's backyard is an eyesore and distraction to Mr. XXX. It was agreed that Austin will approach Mr. XXX in order to get more information regarding this situation.

Jon Pierce discussed the pool opening and the board decided to have it open the Friday before Memorial Day weekend which is May 25th.

Jon Pierce also brought up the idea of a community-wide yard sale in conjunction with the one at Edgewater on May 5th. The board opted to not advertise via newsletter, but rather have it on the website and allow homeowners to advertise themselves.

Austin Omlie informed the board that he is still seeking bids to repair the outside pavilion area of the clubhouse.

It was decided by the board to have Mark Thompson turn the sprinkler system on as soon as he could.

Meeting adjourned.