

Garden Homes at Charbonneau Greens Townhouse Association

Annual Board Meeting, May 24, 2016

Officers present:

~ Tere Bippes, Larry Walker, Richard Martens, Gene Harp, Musa Wolcott

~ Musa Wolcott read the 2015 board meeting minutes.

~ Larry Walker, Treasury Report:

~ We are even on income, right on target. \$2000 over on expenses this month . because the budgeted landscape funds are being spent. It will all work out.

~ We have added \$11,370.63 to the reserves.

~ Gene Harp, Architecture:

~ Only one architectural request this month.

~ Getting things lined up for painting in 2017.

~ Working on getting a contractor in place by fall.

~ Concerned about getting the moss off the roofs. Have complaints from CCC . about moss on some roofs.

~ Richard Martens, Landscaping:

~ Working on getting the leaks in the sprinkler system repaired. Eventually will . have 3 cycles in the watering schedule.

~ Sanded the lawn area around the pool in an attempt to improve turf.

~ Will continue to have one major upgrade project each year.

~ Volunteers are doing the minor pruning. Later there will be professional work done on the larger trees.

~ Two units of bark dust were delivered.

~ Kenton and Mary Wolfe, Pool:

~ The Wolfe's are getting a work party together to have the pool ready by . Memorial Day.

~ Nathalie Talbot, Katie Howe, Welcome:

~ We have one new neighbor, Mary Bowman.

~ Musa Wolcott, Disaster Preparedness:

~ Sandy Batte and Musa attended a Disaster meeting at CCC.

~ Old Business:

~ Jerry D'Angelo is unhappy with the new filter system pipes in his back yard.

~ New Business:

~ Larry read required resolution regarding excess income.

~ Richard Marten was elected for a second term as Landscape chairman.

~ The board voted and approved to go forward with the website.

~ Tere recognized and thanked all the wonderful volunteers we have in our community.

~ Madge Sempert expressed her appreciation for all of loving assistance she and Steven have received during the last year because of their health issues.

Next board meeting is Tuesday, June 28th, at 7:00 PM

Meeting adjourned.

Respectfully submitted,
Musa Wolcott