

# **BFCA Board of Directors Meeting Minutes**

Jack McLean Community Center  
700 Paul Russell Road  
December 9, 2010

## **6:00 PM - Meeting Called to Order**

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- Introductions

## **Board Members' Report:**

- Approval of BOD Meeting Minutes, October 14, 2010- will be approved via email
- Drainage issue at 1672 Silverwood Dr- Joanie working on bids. Board will have to decide on whether BF should help in paying for the project. Jane said if BF should pay, the Nickerson's should agree to sign over that portion of their property.
- Upcoming Board member election- to date, no one has expressed an interest in serving on the board. Vickie M. could potentially be a candidate. One person needs to run, and another will be appointed. Joanie will mail the assessment and annual meeting notices all in one. The Board will also decide the verdict on past assessments via email with an announcement at the next meeting in February.
- Newsletter- Joanie is ready to do the newsletter- articles need to be sent. Topics included the pond project (Joanie), neighborhood watch (Terra), spring garage sale (Whitney).
- Boardwalk replacement- Project is pending. There is 23k in checking account- Jane wants to put half in a sinking fund to help with roads, etc. Joanie and Terry will get together to gather bids for cleaning the boardwalk.
- Replacement of plants in the center planter at the entrance- They were replaced, but it is not known who did it. Capital City will be contacted to see if they did the planting.
- Board decisions taken via email:
  - Letter regarding prohibition of posting signs on property- letter was sent.
  - Tree removal at 1672 Silverwood Dr- tree on neighbor's property, neighbor agreed that the tree could be removed.
  - Placement off garbage cans – 1727 Nestlewood Ln- unsure of outcome.
  - A complaint about an aggressive dog was sent to the Board- made note of complaint. Neighbor encouraged to call city should another action occur.

## **Report of Property Manager:**

- Project updates (clean-up around the pond; boardwalk extension, etc.)- Received two quotes for the stop signs to be repaired; waiting on one more. Jane also asked Joanie to look into gathering bids to replace the neighborhood sign. Quotes and samples will be submitted.
- Violation updates (1706 Silverwood)- 1722 Brookside- homeowner asked to repaint the porch. Joanie was asked to have it repainted, as well as having a committee appointed to address the issue. 1706 Silverwood- house with boat. Joanie is working on documenting how often it was there. Board needs to approve placing a lien on properties at the end of the year where fees have not been paid. Filing fees will also be added. Joanie wants to set up a violation committee to determine procedures for fines.

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- Update on replacement of lawn service- pond completed, trimming around road has been done. If residents are unhappy with trimming, they will come out again and re-do it.
- Century Link cable proposal- suggested a representative be at the annual meeting to make a presentation about cable rates for neighborhoods.

## **Report of the Treasurer:**

- BFCA Account balances -\$23,2064.25- checking; Money Market Account- \$10967.00; Savings- 62.35; Certificates of Deposit- 13,384.65 for all 3.

## **Report by BFCA Bookkeeper:**

- Transition – meeting on Sunday @10:30 with new bookkeeper

## **Report by the BFCA Pond committee:**

- New member request- keys were delivered to Tom Byard. He will turn on the Pump with the agreement of the other members. He is vigilant about walking the pond and monitoring conditions.

## **Report of the ACC (Architectural Control Committee):** no update from Lorna.

- Garage doors open in violation of covenants-
- Parking of boat in violation of covenants – 1706 Silverwood
- There has been a request to replace a deck- board approved.

## **Report of the Neighborhood Watch Coordinator:**

Officer Faust was at NW meeting in October. Activity in Indianhead Acres- needs to be monitored. TPD did not know about the cut through between IA and BF, but will address now. There is a new messaging service, text Yes and a text message will be delivered to you about occurrences in your neighborhood. There were 20 calls between June and October- 2 loud noise, 6 suspicious person, abandoned vehicle, false alarm, field interview, out of town check.

## **Report of the Grounds Committee**

No report to Joanie regarding a hazard tree.

There is a tree located between 1731 and 1729 Nestlewood that potentially has pine bark beetle. Stan will come out to the annual meeting and will let people know he will be out to conduct surveys. The floodlights have been experiencing some problems. Two options would be replacing the sockets or switching to fluorescent bulbs. Joanie will be get quotes for a repairman. Another bulb will need to be replaced on the south side of the neighborhood. The Board requested that the sockets be replaced with fluorescent sockets

## **Other Business:**

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## **Meeting Adjourned:**

- Next meeting scheduled for February 10, 2010 at 6:00 at McLean Community Center.
- Membership meeting January 20, 2010- Whitney to pick up sandwiches at Publix. Saved receipts and will be reimbursed. Starts at 7:30 at Myer's Park.