Village Green Homeowners Association  
Board Meeting Minutes — May 6, 2012

The meeting was called to order at 7:08 PM by John-Paul Renier. Attendance was as follows:

<table>
<thead>
<tr>
<th>Name</th>
<th>Position</th>
<th>Phone</th>
<th>Email</th>
<th>Present</th>
</tr>
</thead>
<tbody>
<tr>
<td>John-Paul Renier</td>
<td>President</td>
<td>865-966-3139</td>
<td><a href="mailto:renier@tds.net">renier@tds.net</a></td>
<td>X</td>
</tr>
<tr>
<td></td>
<td>Vice President</td>
<td></td>
<td></td>
<td>(vacant)</td>
</tr>
<tr>
<td>Bob Hunter</td>
<td>Secretary</td>
<td>865-300-8871</td>
<td><a href="mailto:BobHunter7@gmail.com">BobHunter7@gmail.com</a></td>
<td>X</td>
</tr>
<tr>
<td>Bob Arthur</td>
<td>Treasurer</td>
<td>865-406-3329</td>
<td><a href="mailto:barthursr@gmail.com">barthursr@gmail.com</a></td>
<td>X</td>
</tr>
<tr>
<td>Heather Jarrell</td>
<td>Social &amp; Community</td>
<td>865-966-0289</td>
<td><a href="mailto:heathernjarrell@gmail.com">heathernjarrell@gmail.com</a></td>
<td>X</td>
</tr>
<tr>
<td>Tim Doyle</td>
<td>Buildings &amp; Grounds</td>
<td>865-675-4425</td>
<td><a href="mailto:fstop89564@tds.net">fstop89564@tds.net</a></td>
<td>X</td>
</tr>
<tr>
<td>Stuart Anderson</td>
<td>Pools</td>
<td>865-567-1646</td>
<td><a href="mailto:stuartanderson@gmail.com">stuartanderson@gmail.com</a></td>
<td>X</td>
</tr>
<tr>
<td>Tyler Mallison</td>
<td>Pools</td>
<td>865-806-1159</td>
<td><a href="mailto:wtymal@me.com">wtymal@me.com</a></td>
<td>X</td>
</tr>
<tr>
<td>Susie Cataldi</td>
<td>Clubhouse &amp; Tennis</td>
<td>865-621-9403</td>
<td><a href="mailto:scataldi51@yahoo.com">scataldi51@yahoo.com</a></td>
<td>X</td>
</tr>
<tr>
<td>Mary Regan</td>
<td>Assessments</td>
<td>865-223-9449</td>
<td><a href="mailto:regantech@charter.net">regantech@charter.net</a></td>
<td></td>
</tr>
</tbody>
</table>

Others Present
Louis Morris (312 Bellfield Rd.), John Ham (11721 Weathervane Dr.), Bart Kaserman (442 Russfield Dr.), Ron Ligon (421 Windham Hill Rd), Tony Poole (103 Chancellors Ln), Jennifer Arthur (526 Old Tavern Circle)

Neighborhood Concerns
John Ham gave a presentation on a multi-year plan to repair our tennis courts. The board asked John to get bids on two potential projects: the resurfacing the Monticello courts to prevent any further degradation, and the rebuilding of the clubhouse courts. The bids for the resurfacing of the Monticello tennis courts will be considered for approval by the board as soon as possible in order to get the repairs done before the start of the summer of 2012. The bids for the rebuilding of the Clubhouse tennis courts will be considered for approval by the board at the next board meeting.

Louis Morris gave a presentation on a proposed Eagle project for Troop 15 to fix-up the edging around the Clubhouse playground, paint the benches, and build a brick fire pit. Stuart Anderson made a motion to approve the project; seconded by Bob Arthur; approved unanimously.

Jennifer Arthur volunteered to restart the youth tennis program of Village Green. She is completing the certifications required to do this job. Heather Jarrell motioned that Jennifer Arthur be authorized to explore the interest in creating a youth tennis program in Village Green; seconded by Bob Hunter; approved unanimously.

Vice President’s Safety & Security Report
Guy DeMarco submitted a report. There were no significant security issues this month.

Pools
Lifeguard sign-up is completed. Pools open on May 25. Stuart Anderson made a motion to approve Shawn Raines as the pool manager again all this year and that his responsibilities will also include pool chlorination and cleaning; seconded by Tyler Mallison; approved unanimously. There was a discussion about whether Shawn would have the time to do the job this year, with his other jobs he has going this summer. Stuart Anderson will check with Shawn. Stuart Anderson motioned to approve Sherry Hunter as a VG swim teacher again this year in compliance with existing rules, to approve Sherry for teaching the parent-baby classes, and that non-VG parent-baby pairs would be charged the standard $3 per day guest fee; seconded by Tim Doyle; approved unanimously. There was a request to open the Clubhouse pool early on Saturdays in addition to the other days that it is open early so mothers with small children could come before nap time. Heather Jarrell made a motion that the early schedule be approved; seconded by Tyler Mallison; approved unanimously. The Clubhouse pool deck was resurfaced last year. Several cracks have re-appeared and the contractor has been slow or non-responsive in fixing the problem. John-Paul will check with our attorney on what our options are for getting the cracks in the Clubhouse pool deck fixed by the contractor.
Secretary
Bob Hunter reported that the previous month's board minutes had been approved by email. Bob said that his goal is to have the newsletter and minutes in the mail within a week of the board meeting.

Treasurer
Bob Arthur reported there were no special issues. He will look into the best way to report the hail damage insurance income and repair expenditures.

Buildings & Grounds
Tim reported that the lighting has been fixed on all the tennis courts. The clubhouse parking lot will need to be closed for a few days sometime this month so it can get a fresh coat of sealant. There are a few signposts that have started twisting and will need to be replaced.

Social and Community
Heather Jarrell announced that the Pool Opening Party is being planned for June 2nd at 5:00 pm (the week after the pools open). Residents should bring desserts and sides; VGHA will provide hamburgers, hot dogs and drinks. She will also have a bounce house for this event. Heather has planned an ice cream party after the parade on July 4.

Clubhouse and Tennis Courts
Susie Cataldi submitted a report. The new heat pump (paid by the insurance money from the hail damage) has been installed and should result in a lower electric bill. The clubhouse was used for 10 functions in the last three weeks. Susie and John-Paul recommended that we purchase additional sturdy folding tables so that we could better support dining functions. When not in use, the tables will be stored in an edge-stacking round folding table truck. The board requested more details on the tables to be purchased and how they will be stored. John-Paul also recommended that we get rid of two of the sofas, as they are getting really shabby, and this will make room for the tables. The board also discussed a resident’s request to have a tent erected for a party in the future. The board requested that proof of insurance for the tent be provided. Additional ideas were considered for the potential expansion of the clubhouse sometime in the future.

Assessments
Mary Regan submitted a report on the assessments. A total of $121,581 has been collected so far for the 2012 Village Green Homeowner assessments. There are 53 properties remaining that have not paid their annual 2012 dues. One lien on a property has been paid. Amounts of the liens on properties (having an existing lien) will be updated with additional fees owed on the properties. Up to now a total of 12 families have signed up for the VG Recreational memberships.

New Business
Regarding the N. Monticello property that had an illegal fence installed recently, John-Paul exchanged letters with the owner in an attempt to resolve the problem. The owner has not agreed to comply with Village Green Covenants and By-Laws, so the matter was turned over to our lawyer.

The meeting adjourned at 9:30 pm.

John-Paul Renier, President
Bob Hunter, Secretary