Village Green HOA Minutes December 2017

Board Members present
John Ham         Richard Cataldi       Joe Finster
Carey Drake      Cheryl Drake        Brent Watts
Carl Zimmerman   John Paul Renier

Guests
Mike and Audrey Skeen 11516 Nassau
Tim Finnegan 521 Old Tavern Circle
Matt Miller       329 Russfield
Cheryl Arthur 11704 N Monticello
Kristi Hulsey 11724 Weathervane
Susie Cataldi 419 Bellfield

Tim Finnegan discussed the contract with Able Gunite. Work to start after signing contract. The work to be done by May 10.
Approval of contract for Monticello pool at $160,000 (budgeted $140,000) Motion by Rich to approve contract with Able Gunite. Motion passed 7-0

New member to LTPC to start in 2018 at 5th position. Dan Kalcevic offer to take position since he is rolling of the committee this year. Motion by Rich to approve Dan Kalcevic to 5th position of LTPC. Motion passed 7-0

Motion of pass December Agenda by Rich. Motion passed 7-0

Discussion of fence at 11732 Georgetown. Decision to tell homeowner they need to have new fence all the way around. They may not connect to chain link fence.

Settlement on 101 Chancellor (Short Sale). HOA to receive all back payments due plus 2018 dues but no late fees. Motion by Rich to accept all back payments minus late fees plus 2018 dues. Motion passed 7-0.

Approval of October minutes. Motion by Rich to accept October minutes. Motion passed 7-0

Security Report
Homeless coming into Village Green from greenway. Call Win if you see them.
Phone scams on the rise
Win also looking gold suv.

Reports from Neighbors
Matt Miller @ 329 Russfield about rebuilding his deck and playhouse
His plumbing had to replace and had to take up some of his deck. He asked if he could extended his deck when they replaced it. Has to go to Town of Farragut with plans to apply for permit.
Playhouse: not allowed in Farragut. Has electric power to it and too close to property line.
Board decided to put off for 30 days to do some research (talk to Mr Greene; Town of Farragut; and Covenants and Restrictions about changing C&R to accept playhouses)
Motion by Rich to table conversation on changing C&R until January. Motion passed 7-0
Discussed getting together to help fold, stuff, and seal proxies, notice of Annual meeting and assessments.

Chairs
VP - publish accomplishments, no ribbons on sign posts because ribbons are falling apart.

Pools - pool draining, pool outside lights being replaced.

Building and Grounds - replaced front stocks
Motion by Rich to approve LED flood light on Corby lane. Motion approved 7-0

Tennis - request for Women’s league. Doing evaluation for tennis courts for 2019 redo.

Assessments - have collected 100% for 2014, 2015 & 2016. 99.4% for 2017. 1 lien left. In lieu of liens; we, the board, rescind the vote of putting liens on 4 of the 5 properties. 4 of the properties have paid their dues in full.

Directory was discussed. John Paul says no because he has a letter Joanne sent to residents asking if they would want to be in a directory. 243 said no and 215 said yes.

Decided that the directory would be tabled for now.

Announcement: New houses on Russfield across from Landscaper are not part of Village Green.

Meeting Adjourned.