

Fox Ridge HOA Meeting Minutes
November 12, 2013 - 6:00pm

Start Time: 6:01

1. **Roll Call & Introductions:** Monica Manza - President, Judy Hall - Secretary, Chris Marsh - Director, Nikki Bardwell and Andy Butler, WEB Properties, Inc.

2. **Approval of Minutes from August 20, 2013 Meeting:** Minutes approved by board.

3. **Old Business:**

- a. Architectural Committee: No new information to add.
- b. Fence Repairs: In house maintenance done for cheaper amount of money, still some to be done but were assured structure is sound.

4. **New Business:**

- a. Financial Report: \$900.50 in the plus as of Oct. 31st.
 - i. 2014 Budget: Went over Budget summary report
- b. Delinquencies: \$31,978.68 in the negative as of the end of October. This includes violations, liens and attorney fees. Time to lien delinquents (can refer to report). Board gave WEB Properties the approval to move forth with the liens if funds are available.
- c. Management Issues:
 - i. Statements: 52 statements sent to delinquent homeowners in November.
 - ii. October Drive Through's: 3 - 1st notices, 1 - 1st Fine, 1 - 2nd Fine, 4 - 3rd or more Fines & 2 Thank you letters.
 - iii. September Drive Through's: 9 - 1st notices, 2 - 1st Fines, 3 - 2nd Fines, 4 - 3rd or more Fines & 17 Thank You letters.
 - iv. Liens: Covered under 4b
- d. Open Board Position (Joshua Conner's Resignation): Position is an architect Committee table position; board will revisit it in May 2014.
- e. Upcoming Board Meetings:
 - 1st Qtr. - February 11, 2014
 - 2nd Qtr. - May 13, 2014
 - 3rd Qtr. - August 12, 2014
 - 4th Qtr. - November 13, 2014

NO BOARD MEMBER HAS DATE ISSUES

5. **Open Forum-** Raccoons reported on Fox Ridge, cannot do anything about this issue. Complaints of fast driving in neighborhood, WEB Properties can send letters to homeowners advising renters of speeding but advised Homeowner to call police with complaints.

6. **Adjournment- 6:41**