

Board Meeting Minutes
Bentana Woods West Cluster
Thursday, May 7, 2009

Attending: John Brigham, Brian Cameron, Martin Dapot, Eileen DuBose, Jonathan Krentel, Jane LeGros, Bryant Smith and Bill Wagner.

Opening Meeting: The meeting opened at 7:35pm.

Resident's Forum:

Amy Bossie was present for Resident's Forum; she wanted to advise the Board of some hazardous trees. The trees have been added to the Landscape Priorities list.

The order of the agenda items was changed per a request from Director Krentel.

First action: Out-going President Martin Dapot explained to the new Board members the agenda and the notice sent by TWC Manager, Kim Hendon.

Treasurer's Report: There was no official report as Tom Bodine, outgoing Treasurer, was absent.

Delinquencies: President Dapot will inform our management company of those home owners who will receive letters regarding revoked parking privileges and also ask about a lien on 1506 Scandia; Board needs to make every effort to collect past due cluster dues from this property.

Election of Officers: The following people were voted into office:

John Brigham, President, Bryant Smith, Treasurer, Brian Cameron, Secretary, and Jane LeGros, Vice President.

Director LeGros nominated John Brigham for the position of Board President; John graciously accepted. He acknowledged that the Board is comprised of a group of volunteers and that to be successful; he will rely on us as needed.

Bryant Smith volunteered to become the new Treasurer, taking over for Tom Bodine whose Board term expired. Brian Cameron volunteered for Board Secretary and Jane LeGros offered to continue as Board Vice President. Outgoing President Martin Dapot offered his assistance as consultant for the Board. He made reference to legal matters.

Landscape Committee: The Board approved the addition of Martin Dapot to the Landscape Committee and Jane LeGros as Chairperson. Items added to the Priority list are a dead pine at 1501 Farsta, a pine behind 1529 Scandia and a dead oak on Scandia 2. Estimates will be obtained this week from Twin Oaks Company for the Board's consideration. Also brought to the Board's attention were some dead/declining maples on Park Glen that needed replacing. The cost obtained to date is \$359/per tree, from Meadows Farms.

Pipes and Roots: Another letter was received from the Creemers regarding their request that the Cluster pay for the alleged damage to their sewer line. Martin Dapot explained the history of this

matter to the new Board members. The Board agreed to send a reply letter and the remainder of the discussion was held in Executive Session.

Covenants and Landscape Walk: Directors DuBose and Dapot conducted a lengthy tour of the 108 homes in our cluster. It was apparent there were a number of violations so they decided to concentrate on two: Visible trash cans and visible black drainage pipes.

M. Dapot has the notes from the walk and will prepare them to share with Board members.

Meeting Minutes: The March meeting minutes were reviewed and approved with two small changes. The April meeting minutes will be revised and re-sent to Board members.

Old Business: M. Dapot brought to the Board's attention a property with a door and fence that are in violation with cluster standards (1519 Farsta). The DRB will be meeting on May 26 when this matter will be addressed. Board members are encouraged to attend.

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The meeting adjourned at 9:45p.

Dates of future meetings: Tuesday, June 2: 1533 Scandia Circle
Tuesday, July 14: 1504 Scandia Circle
Tuesday, August 4: 1510 Scandia Circle

Respectfully submitted,
Jane LeGros
Vice President and Recording Secretary