

CHESTNUT OAKS MEETING MINUTES

December 17, 2009

Chestnut Oaks Clubhouse

7 pm to 8:50 pm

Attendees: Board of Directors, David Shrewsbury-President, Flo Fulginiti-Vice President, Annette Hammerton-Secretary/Treasurer, Bruce Niss-Member at Large, Karen Rymarczyk-Member at Large, Laura Johnston-Braesael Management, Doug Hutton, Homeowners-3 Present

1. Call to Order

2. Approval of Minutes

Motion by Flo Fulginiti to approve the October minutes as written. 2nd by Bruce Niss. Approved 5-0.
Motion by Bruce Niss to approve the November Annual meeting minutes as written, 2nd by Flo Fulginiti.
Approved 5-0

3. Homeowners Comments

No comments

4. Financial Report

Motion to accept financials by Karen Rymarczyk, 2nd by Flo Fulginiti. Approved 5-0. Auditor has emailed request for 2009 Audit, Board to wait till 2nd quarter to look into.

5. Committee Reports

Architecture

Five applications received, all approved. Three fences, one shed and one satellite dish.

Compliance

Issue with parking at the front entrance. Look into a petition with help of the town of Stallings. Will need 75% of homeowners to pass. Signs to read something like, "No parking from here to corner. Violators to be towed at own expense". Motion to go ahead with petition by Karen Rymarczyk, 2nd by Flo Fulginiti. Approved 5-0.

Landscaping

Tree at the entrance was changed out. The original replacement tree was diseased. New pine straw has been put down. Quote needed on Townhouse water issue on end unit and for rip rap from Bungalow to Gainsborough.

Social

No meeting scheduled for January due to holidays.

Pool

Closed for season.

6. Townhomes

No new issues.

7. Braesael Items

Closed session.

8. Closed Session

Hearings scheduled.

9. Adjournment

Motion by Karen Rymarczyk to adjourn, 2nd by Flo Fulginiti. Approved 5-0.