

MINUTES

Greenleaf Village Homeowners Association, Inc.

Board Meeting | August 25, 2015 | 6:00 PM | Crosswater Hall

Board Members: James Cook | Sandra Butler | Kagin DiBella

Item:

CALL TO ORDER	Meeting called to order at 6:00 PM
ESTABLISH QUORUM	Quorum established
PROOF OF NOTICE	Notification of meeting in compliance
BOARD MEMBERS PRESENT	James Cook, Sandra Butler, Kagin DiBella
MANAGEMENT PRESENT	Denise Wallace, Callie Poole
HOMEOWNERS PRESENT	12 Homeowners present
REVIEW/APPROVE MINUTES	The 8/12/2015 Board Meeting minutes were approved. Motion by Jim and second by Sandra, Approved 3-0.
OLD BUSINESS	<ul style="list-style-type: none">• Denise outlined the hierarchy of documents.• Denise explained that the architectural guidelines were distributed to Homeowners by a Builder and that is the reason for inconsistencies in what has been approved in Phases 1 & 2.• Lot 161- Fence<ul style="list-style-type: none">○ Requested a 4 ft. aluminum fence along the back and 6ft. white vinyl fence along both sides with white gates○ Neighbor on one side has 6ft. white vinyl fencing and the Neighbor on the other side has no fence○ Approved with the condition that the fence will stop at the midway point of the house• Lot 530- Curbing<ul style="list-style-type: none">○ Requested black curbing and rock○ Request originally did not identify the color of the curbing○ Approved• Lot 239- Rain Barrel<ul style="list-style-type: none">○ Requested to place rain barrel in front of home○ Request denied

Item:

- Rain barrel must be placed on the side or rear of the home with landscaping around it
- Employee of Lifetime Enclosures presented pictures and a brochure of screened enclosures that have shingles, but are not trust supported to the BOD
 - Sandra read the portion of the Covenants and Restrictions that pertains to covered rooms
 - A covered room must be trust supported
- Denise provided updates on the white bus and company vehicles that are being parked in the neighborhood

NEW BUSINESS

- Discussed dates for the annual meeting and BOD budget meeting

OPEN FORUM

- The sign for Victoria Park is missing and a new one will be ordered
- The swings at the park are too high off of the ground and a maintenance company will be adjusting them
- Dogi Pot trashcans are overflowing; they are currently emptied once a week
- Dying palm tree on Glenwood is being monitored
- Graffiti on sidewalk will be reported to the county by Denise

ADJOURNMENT

- Meeting adjourned at 7:43 PM