

**CUCKOO'S NEST PROPERTY OWNER'S ASSOCIATION
BOARD OF DIRECTOR'S MEETING MINUTES**

March 1, 2014

Board members present: Stephanie Brown, Naomi Smith, Greg Phips, Tim Coleman

Board Members not present: Lorenda Ward, Todd Wise, John Blair, Eddie Owens and Ed Fitzgerald

Meeting called to order at 9:31 am

1. Treasurer's Report
 - a. Written report presented.
 - b. Note that we will need to transfer \$9,320 to a Capital Fund at the end of May, 2014.
 - c. Greg commented that Naomi's new format was much easier to read.
 - d. Stephanie offered to buy back the association's copy of "QuickBooks" since it was no longer being used. All present approved.
 - e. Note that future discussion of handling liens would need to be a future topic of discussion soon.
2. Common Area Report
 - a. Report of wheel missing from gate on Common Area Ones gate confirmed. This will be addressed at the spring clean-up or before.
 - b. At spring clean-up we will concentrate on Pavilion maintenance (caulking and painting).
 - c. In addition we will also do walk around clean-up of whole community & pier maintenance.
 - d. Greg also mentioned the need for re-establishing borders around neighborhood signs.
3. Invoice mailing
 - a. Tim reported that all invoices were mailed on February 24, 2014.
4. Attorney status
 - a. Stephanie reported that she had spoken to attorney Terry Williams regarding handling CNA legal requirements. He declined, but recommended John David Gibson. Stephanie spoke to Mr. Gibson who works closely with Frank Gallo. Mr. Gibson has limited experience with Homeowner's Associations, but Mr. Gallo's experience is extensive. Stephanie sought feedback on both attorneys and got the recommendations of Richard Harry and his paralegal, Micky. Stephanie has not yet spoken to him and will follow up reporting back to the Board at the next meeting.
5. Spring Clean-up
 - a. Stephanie will provide food and drink for clean-up activities.
 - b. John Blair and Greg Phipps will coordinate clean-up activities.
6. Porta-potty report

- a. Naomi contacted the Porta-potty provider and obtained permission from them to lock the Porta-potties during winter months as required by Dominion Virginia Power.
7. Lawn service and Porta-Pottie contract updates
 - a. After discussion, Board agreed to ask Naomi to contact both services to see if they will extend their current contracts. If they agree, extensions will be signed, otherwise discussion will continue at next meeting.
8. Community Bulletin Board
 - a. Discussion of future of “Bulletin Board” on the website revolved around whether to use website just to “fill the requirements of the BOD” or to make it more useful for community members.
 - b. Decision to create committee to provide recommendation for web-site design. Tim will draft a letter to post to try to get committee members.
 - c. Some suggestions for committee to consider include
 - i. Do we need a new URL?
 - ii. Review overall design of website.
 - iii. What should it contain (and NOT contain) as per the By-Laws.
9. Old Printer
 - a. Stephanie reported that the association owns a printer (purchased in 2003) that is no longer being used and MAY not work. It would cost approximately \$50 to buy ink to see if it still works. The Board members unanimously agreed that it should be trashed.
10. New Business
 - a. A community member spoke about changing the current Website URL to something simple and easy to remember. The Board agreed Naomi could explore other possibilities.
 - b. A community member offered to help repairing wheel on Common Area IIs gate.
11. Meeting was adjourned at 10:15am.