

Bolin Forest HOA Phase II
Meeting Minutes
January 7, 2009
7:30 p.m. at the Rintoul home

Present: Jim Symon (Treasurer), Rodney Cain (Vice-President), Betty Rintoul (Secretary).

Items requiring action before next board meeting are highlighted in yellow for the convenience of board members.

Approval of Minutes. We approved the minutes from the December 3 meeting.

2009 Budget. Jim presented the 2009 budget. It is essentially the same as last year's budget. Last year our income was higher than our expenditures. Part of this was due to budgeting for sand for the playground which was delayed due to wet weather conditions. We will plan to have the sand delivered for one of the workdays this year. Because only three of five board members were present, final approval of the budget will be pending email approval from Ann and Jason.

Homeowners dues. Jim will prepare a flyer to notify residents of their homeowner's dues. He will send the flyer to board members for input prior to distribution.

Playground trash. The trash was collected recently by Rodney. Schedule of checking and/or emptying until mowing season starts is:

January	Jason
February	Betty
March	Jim
April	Ann

Signatures for bank account. Jim still needs a copy of the Bolin Forest HOA minutes indicating election of officers for 2009 before the bank will accept the new signature forms. Betty will prepare minutes for the November meeting indicating the election of officers and send it to Jim so he can take the signature forms to the bank to change authorization.

Bolin Forest HOA brochure. The status of the brochure is pending report from Ann. Betty will email some suggested dates for workdays and parties. We will discuss needed changes at the February meeting. (From prior meeting: Ann will check the by-laws to see if architectural review is addressed and what is required).

Town of Carrboro greenway plans. Residents received a notice from the Town that they are beginning the conceptual design process for a greenway trail in the Bolin Creek corridor. Residents were alerted that staff of Greenways Inc. might

need access through private property and will be in the area between Jan. 19 and Feb. 6, 2009. Residents can refuse access by notifying the Carrboro Planning Dept. No action needed by the board.

We discussed the maps previously produced by an HOA II committee to clarify the borders of town property, HOA II property, and private homeowners property. **Jim has these maps and will bring them to our next meeting** for new members' orientation.

February board meeting. Next board meeting is scheduled for Feb. 4 at 7:30. Proposed agenda includes:

- Discuss 2009 dates for workday(s) and parties
- Review brochure and approve needed changes
- Make plans for collecting 2009 homeowners' dues.
- Discuss HOA II signage and whether we want to make any changes.
- Clarify which officers maintain what records for the HOA II Board.
- Review property maps.

The meeting adjourned at 8:25 PM.

Respectfully submitted,

Betty Rintoul, Secretary