

Flint Ledge Estates Community Association, Inc.
July 26, 2006 Board of Directors Meeting
Minutes

Present for meeting at Brian's house:

Clayton
Brian
William
Cliff

Election of New Board Member

Jerry Greenberg by unanimous consent.

CLAYTON, MAKE SURE TO ADD JERRY TO GOOGLE GROUPS WITH INVITE.

Arch Control Issues

1. Siding Color and Size for replacements - Clayton N. will confer with committee members Gayle B & Emily H to get recommendations (7/3 Clayton has not started) (Need Contact info) Gayle Brooks and Emily Hutkoff.
2. Trim Color & Siding Color Scheme - concern about same colors on contiguous properties Clayton N. will confer with committee members Gayle B & Emily H to get recommendations (7/3 Clayton has not started) (Need Contact info) Gayle Brooks and Emily Hutkoff
3. Post Lamp Replacement - Joe G will investigate (7/3 Joe G still is investigating pricing and possible grant application)(Reassign) Clayton to contact Carole London and Julia Shellhaus and lamps attached to homes also to be investigated
4. Sidewalks/Curbs - Joe G will investigate (including separate estimates for damaged private steps/walkways) (7/3 Joe G is meeting with contractors to see if pre-formed blocks could be utilized) (Reassign) WHO WANTS TO TAKE OVER THIS ONE?

Vermin

Two or more Racoons have been spotted, eating from the garbage bags. We should request that all residents put garbage in trashcans with secure lids.

William and/or Clayton to prepare announcement/circular to be prepared, preferably with actual pictures of our "visitors."

Matching Grant

1. Light post fixture replacement to be considered - Joe G to investigate requirements <http://www.rockvillemd.gov/government/citymanager/grant.htm> Looks like we missed this fiscal year's deadline of May 1st!!! Maybe Dwayne Jenkins, our Neighborhood Resources Coordinator, would get an extension?? (240) 314-8343 <mailto:djenkins@ci.rockville.md.us> (7/3 Joe G has not inquired) also investigate lamps attached to homes

2. Parking stops to be investigated with understanding of reservations concerning aesthetics

Legal Issues - Cliff B. will investigate and make recommendations to the Board

1. Annual filing with Clerk of Court (7/3 Cliff has not started)
2. Legal names of Members (7/3 Cliff is working on)
3. Proxies for a Member owned by multiple individuals/entities
4. Satellite antennas - make recommendations to grandfather existing ones on rooftops and require others to be moved and establish automated procedure for future approval (7/3 Cliff is working on)
5. General compliance issues associated with legal documents (7/3 Cliff is working on)
Agreed that only Board members should attend Board meetings unless others are invited by specific invitation

Website and E-Mail

1. Solicit contact information, including e-mail addresses - Joe G will canvass neighborhood (7/3 didn't discuss) (Reassign) Everyone on Board will solicit friends and neighbors
2. Rules and Regulations presently on website - William A will try to determine what document he used to create; Cliff B will review legal documents to make sure in conformity <http://www.rocknet.org/Community/FlintLedge> or <http://www.flintledge.com> (Bill, were the Articles of Incorporation, By-Law & Covenants re-typed from the originals? If not, how did they get there? Did anyone check them word for word?) (7/3 agreed to be removed from website by 7/12/06 and committee established to make recommendations) (In progress) Log in info circulated to all members of Board. Site to be shut down by Friday, July 28, 2006 if changes cannot be made.
3. City of Rockville GIS located at <http://www.rockvillemd.gov/gis/> (William, I didn't find a link on the www.flintledge.com website). While I could get to the site, I couldn't see any maps.

Maintenance and Uses

1. Sidewalk repair in front of 2407 by PEPCO - Dwayne J. is working with PEPCO who is coming out to look at it again. (7/3 Clayton not started) Clayton will check with Dwayne
2. Daycare center will be investigated to see if licensed and whether properly insured in order to allow use of common areas and, if so, seek contribution for upkeep, e.g., replacement of wood chips (7/3 Brian will investigate)
3. Landscaper has been requested to provide estimate for wood chip maintenance in tot-lot area. (7/3 discussed offer and Cliff to request inclusion as annual maintenance) Still waiting to hear back from Bill

4. Tree behind 2403 townhouse owned by Milikh Gennady & Nataly Bekkerman - William to measure location of tree trunk in relation to rear of structure and Cliff to locate survey with the intent to analyze and determine whether on HOA property or on property of homeowner. If HOA then estimate for removal to be obtained from landscaper.

5. HOA tree maintenance: Quotation for 53 HOA trees at \$2565 to be investigation to determine whether these 53 trees actually belong to HOA.

Financial:

1. 7/3/06: Brian and Clayton will go to the banks and have Jerry Greenberg's name removed from the list of authorized users and have Clayton's added. Decided to leave as is since Jerry is back on Board

Community Activities:

1. Clayton will investigate trying to coordinate a community picnic without HOA funding.