

**Trail's End Homeowner's Assn., Inc.**  
**Board Meeting Minutes from June 6, 2009**

Meeting was called to order at 10:05 a.m. by President Michael Knight at the Trails End Clubhouse. Also in attendance were Treasurer Bev Kuseliauskas, Secretary Ed Weyer, and Director-at-Large Terry Brettner. Vice-president Roselyn Giordano was absent. Guests were Blaine Guillotte and Art Rogers.

Terry moved to accept the minutes of the December 13, 2008 meeting as circulated by email. Bev seconded. Motion carried and minutes approved.

Bev gave the Treasurer's report. Balance in checking is \$26,643.26. A CD for \$10,000 remains on deposit. Insurance rose to \$503.73 per quarter. Bev moved to change the insurance from State Farm to Auto Owners Insurance at a saving of approximately \$340.00 per year for comparable or better coverage. Terry seconded. Motion carried unanimously. Residents who paid dues late and still owe late fees will be billed by the treasurer. Bev moved to accept the report. Mike seconded. Motion carried.

**Old Business:** None.

**New Business:** It was brought to the attention of the board that lots 6 & 7 are for sale by owner based on signs posted on the property. Bev will check the tax records and inquire with the developer Dave Isom for clarification. These 2 lots were sold as one unit at the auction and have been billed as a single entity based on that understanding from the developer. Depending on the outcome of the investigation, the board will decide whether back payments and/or assessments apply.

In other business, the matter of 2 permanent residents being required on the board of directors was raised as a matter for discussion. It will be placed on the agenda for the next board meeting.

The board also agreed on the need to develop a long range budget, but action was deferred.

There was a general consensus that the clubhouse should be professionally cleaned on average once a month from Memorial Day through Labor Day, and more often if needed.

Bev moved to hire professional landscapers to tend to Homeowners Association properties for needs over and above mowing roadsides. Ed seconded. Motion carried unanimously.

Discussion of a social get-together ensued. Vice-president Roselyn had expressed an earlier interest and will be asked to explore opportunities.

Next board meeting will be held at the clubhouse at 10:00 a.m. on Saturday, September 19, 2009.

*[Board meeting subsequently changed to 9-12-09 via email.]*

Meeting adjourned at 11:20 a.m.

Respectfully submitted,

Ed Weyer, Secretary