

**BOARD OF DIRECTORS MEETING
THE VILLAS OF CHESTNUT CREEK OWNERS ASSOCIATION, INC.
THURSDAY April 16, 2009
JACARANDA LIBRARY
2:00 PM**

The Meeting was called to order by Noreen Anderson, President, At 2:20 Notice had been posted Tuesday, April 14. Board members present were: Noreen Anderson, Larry Wills, Howard Grubb, Whitney Armstrong and Property Manager Candy O'Grady. Norman Rao, Milt Shermet and Evelyn Moriconi were absent. Nine residents were also in attendance.

Noreen called for a motion to approve the minutes of the March meeting. The motion was made and seconded.

Treasurer's Report – Larry reported that there is \$32,268.23 in the checking Account, and \$33,083.87 in Superior MM. A motion was made and seconded to transfer \$6,070 from operating account to reserve account to cover pool expenses.

Announcements and Correspondence – none

Committee Reports

Property Management Report - Candy reported that one resident who had an outstanding amount that has since been paid up, but is now two months behind again.

Social - Whitney announced the final party of the year will be held in early May and that further information will be posted at the pool.

Recreation -. Jane Ronketty reported that the pool water is consistently warm – 83 –85 degrees with the new pool heater and that attendance has been up.

Mowing and Lawn Care - Howard Grubb said that sprinklers come on when it's raining is because the sensors may be under trees and don't sense the water. He stated that anyone who receives a citation for watering on the wrong day is to call him.

Regarding our variance for watering more than two acres – It is posted at the pool, but Noreen stated that the registration number can't be read due to the fact that it is very sun faded and the number has to be given to the County. Both Candy and Howard will be working our variance number, whether it will be a new one or finding out what our old one was.

Candy said that watering is not allowed during the day between 10.00 am and 6:00 pm.

Unfinished Business – Noreen reported that the money has been approved for a new metal door on the Men's Room.

New Business . Noreen announced that putting up a new fence around the pool house area has been looked into and prices received:

Lowe's - \$47.98 - 8x6 board on board

Home Depot - \$48.97 – 8x6 board on board

A discussion followed.

Noreen said that we will get bids for putting up the fence. Motion was made and seconded to put up a new fence in the back of the pool house.

Sales - People have been driving through looking, but no sales this month.

The next meeting will be held on May 21 providing there is any major business to discuss.

The meeting was adjourned at 2:45.

Respectfully submitted:

Whitney Armstrong
Secretary