

**Villages of Fox Run**  
**Home Owners Association Meeting Minutes**  
**July 18, 2011**

**1. Landscaping**

- Discussion of status on trimmings throughout the community. All but the pool is complete.
- Additional Mulch at the Front Entrance – On schedule for this Tuesday or Wednesday; we will see if this gets the plants growing
- Wet roots might be the cause of slow growing/dying plants; We may need to find a plant that does well in wet soil (though the soil looks dry on the surface, it is still we underground)
- Rain barrels –(Copied from March 21, 2011 Minutes) - page 2 of upcoming newsletter addresses rain barrels, 2 photos for homeowners to see with explanation of project, asks for feedback by April, 20 barrels to be installed – those homeowners affected directly will receive an email from David.

**2. Financial Issues**

- HOA gave feedback on delinquencies
  - o Some delinquent payments should be made by 8-20-11
  - o HOA to contact other family about a payment schedule

**3. Communications**

- Termite report to community – Everyone has been inspected and caught up

**4. Pool**

- Broken window at the pool has been replaced and fixed
- Neighborhood Pool Issues – Card replacements, bugs in the pool bathrooms

**5. Maintenance**

- AC Window Unit Update – Waiting on call back from company; message was left last week and 7-18-11; options will be presented to homeowner in the near future
- Painting of townhome porches update – Four Townes Lane has been started; once Four Townes Lane is completed, there will be a break
  - o Homes with blue tape will be asked to get repairs done so painting can continue
  - o Gutters might be temporarily removed to have the posts painted

**OLD BUSINESS**

- Screen Door Discussion – There are 3 screen doors in the community that are not white or black; notice will go out for those homeowners to decide which color they would like their door painted
- Board to review front/back doors and screen door requirements
- David will follow up on replacing garage windows of home on Four Townes Lane
- COR storm water issues – Decision that BMP's involved are not on HOA property; No word yet from COR – David will double confirm with Eco Solutions on issue and how to proceed on Wednesday or Thursday
  - o HOA will not be main point of contact on resolving this issue going forward
  - o COR to provide a 25% refund of what was paid due to double charging

**NEW BUSINESS**

- Board to review covenant on personal property upkeep

- Kohler Lane has 2 homes with loose shutters that will need fixing
- Dead tree will be removed this week
- Board to review deck repairs and staining that is needed
- Jane Long new Board Secretary as of 7/18/11

Commenced: 7:00

Adjourned: 8:30

Present: David Robbins, Alexis Kunold, Mary Ann Hurst, Felicia Perry, Kelly O'Neill, Jane Long