**Barrington Heights Association of Homeowners**

Board of Directors Meeting

Minutes – July 12, 2017

**Call to Order:**

The meeting was called to order at 7:00 p.m. by Board President, Jere McLaurin.

**Board members present**: Jere McLaurin, Robert Jester, Richard Freeman, Grace Cargni and Clint Weiler.

**Board members absent**: None

**Management representative present**: Lorie Jaraba, The Management Trust

**Approval of the Minutes:** A motion was made, seconded and carried to approve the minutes from the May 16, 2017 board meeting.

**Financial Report:** The April 30, 2017 and May 31, 2017 financial report were approved.

**ARC Appeal – 3922 Edgewood Court:** The Burkes, owners of 3922 Edgewood Court attended the meeting to discuss their roofing project. They advised the Board that their contractor was 90% complete with the work prior to their noticing the materials were not what was specified on their bid or the approved application. The owner along with their contractor asked for a variance approval for the Woodcrest product. They further stated that other homes in the community have similar shingles of less thickness that the Presidential TL requirement the HOA has. The Board reviewed a side by side comparison of the two different roofing materials. The Board asked the owner to either have the roofing replaced with the shingles of the specified thickness or provide addresses of the homes in question so that this can be further investigated to insure the HOA has been consistent in the communications with owner and approvals they have received.

**ARC Appeal – 2908 Beacon Hill:** the Board of Directors reviewed the written appeal submitted Sonia Rajput, owner of 2908 Beacon Hill. A motion was made, seconded and carried to approve the siding and stone request as submitted by the owners.

**Sealcoating Bids:**  The Board reviewed the Radcliffe Ct. asphalt sealcoating recommended in 2018. It was decided that a few board members would meet onsite with Hal’s Construction to evaluate the cracking in the asphalt areas to come up with a solution such as crack sealing, etc.

**Radcliffe Ct. Gate System:** Management invited three vendors to bid on the RFP for wrought iron. A motion was made, seconded and carried to approve the proposal from Metro Access Control in the amount of $4,447 with the Trackable Programmable receiver added for $448. Each home will be provided with two remotes each.

**Tree Damage Replacement Proposal**: The Board reviewed the proposal from Seven Dees to remote two tree stumps along Wellington Drive at the brick rounder and replace it with a Honey locust tree. A motion was made, seconded and carried to approve this proposal in the amount of $1,435 subject to tree species review by Jere McLaurin.

Next meeting date will be Wednesday, August 9th.

The Board recessed into executive session at 8:50 p.m. to discuss communication from Legal counsel regarding collection matters.

The board reconvened back into General Session at 9:22 p.m.

**Synthetic Turf Issue:** The Board reviewed the installation of synthetic turf without approval at 3380 Barrington Drive. A motion was made, seconded and carried to have the attorney send a letter advising that the Association intends to pursue the lawsuit option.

A motion was made, seconded and carried investigate private investigators for collection matters in an amount not to exceed $1,000.

There being no further business before the Board of Directors, the meeting was adjourned at 9:24 p.m.