

Managers' Report:

Jim reported that the mulch was installed.

The irrigation for the front entrance sod was corrected and is doing better.

The pressure washing of the sidewalks by the park/tennis are and handball courts is in progress.

OLD BUSINESS:

LAWN VIOLATIONS : Jim stated several responses and compliance were received. Others did not reply. He is recommending fines for 1509 N, 1519 N, 781 Clarendon, 880 HH, 9733 and 9722 Litch, 1010 and 1070 N.

House Paint Violation – The letter for Mediation was sent. The 45 intent to foreclose was sent.

9845 Sandringham – Violation has not been corrected or proper application received.

The owner hired a lawyer and is disputing the violation. To clarify, the violation is failure to complete the proper ARC application, not for the structure itself at this time. A clarification of the pending fine will be issued and heard on January 22.

A motion was made to issue intent to fine \$1,000 and set a hearing date for 5pm on January 22 for 9845 ARC violation, and lawn violations for 1509 N, 1519 N, 781 Clarendon, 880 HH, 9733 and 9722 Litch, 1010 and 1070 N. and paint violation for 781 Clarendon.

MOTION: Bill

SECOND: Drew

Motion carried.

NEW BUSINESS:

Fine Hearing Committee – We are trying to finalize the committee. Joe Taormino volunteered for the committee. We will set up the hearing for January meeting for all violations. The correct procedure is the Board approves a fine pending the fine hearing.

Holiday Décor –The Board agreed to meet Dec 7 at 9am to put up the decorations at the front entrance.

There being no further business,

A Motion was made to adjourn.

MOTION: Drew

SECOND: Chris

Meeting adjourned.

Respectfully submitted,

Jim Farese, CAM

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