



# AGENDA

December 14, 2008  
7:00 – 8:30 PM  
Belloli Residence

## Board of Directors

### AGENDA

- 7:00 **CALL TO ORDER**
- 7:02 **SECRETARY'S REPORT** (Lisa)  
Confirm November RESULTS approval
- 7:05 **TREASURER'S REPORT** (Dave)  
Review and approve Association Financial Report
- a. Conform both copies of latest bank statements (Dave & Steve/Lisa)
  - b. Confirm current month bank reconciliation (Dave & Board)
  - c. Review Financial Summary (Dave)
  - d. Update Unpaid Dues/Lien Status: (Dave)
  - e. Approve and sign pending invoices and related checks (Dave)

Status of *Gerald Hoffman Accounting & Tax Services* Annual Financial Review (Dave)

Approve Final 2009 Budget

Potential Items for 2009 Budget consideration

- a. *Street Sign Restoration/Replacements*
- b. *Entryway Landscape Lighting*
- c. *Mailbox Upgrades*
- d. *8-Mile Berm Evergreens*
- e. *8-Mile "Ditch"*
- f. *8-Mile Curbs*
- g. *Add 9-Mile Crab on West side*
- h. *Other?*

- 7:20 **MAINTENANCE** (Art)
1. Review Maintenance Report
  2. Status of Street Sign Cleaning (Larry & Stephen)

7:35 **ARCHITECTURAL CONTROL: ENFORCEMENT** Update current status & determine next steps (Alvin except where noted)

1. Multiple locations      Satellite Dish Location (Kelly)
2. 22219 Chase              [Krynak pool & landscaping] (Alvin)
3. Multiple locations      Unsightly and/or unkempt grounds (Larry)

### RESULTS

Attendees: Art Belloli, Dave Renner, Bill Robbins, Stephen Letzeiser & Jennifer Stefanek

Absent: Lisa & Rodney Cooper, Larry Lloyd, Kelly Kroll, Alvin Spencer, Bob BuWalda, Chris Quinn,

November minutes approved electronically and posted to the CFHA web site.

a. Reviewed both copies of bank statements and confirmed bank balance of \$116,153.76

b. Confirmed current month bank reconciliation.

c. Reviewed YTD Expenses against YTD budget.

Dave Renner provided back-up copy of 2008 Quick Books to Art  
Dave Renner provided 2007 and 2008 YTD books to Gerald Hoffman for an audit review

2009 Budget reviewed and approved... No final decision was made on 2009 capital improvement projects

1. Holiday lighting completed & Chase Farms received Eye on Novi Beautification award for the 4<sup>th</sup> time in many years
2. Larry continues to make progress on the street sign discoloration issue and sign replacement.

No discussions on Architectural Control issues due to absent board members



# AGENDA

December 14, 2008  
7:00 – 8:30 PM  
Belloli Residence

## Board of Directors

---

4. Landscape not maintained 42865 Ashbury (X Krlvg)  
41720 Sudbury Ct. (@ Spncr)

5. Multiple locations A/C's on side of homes

**7:50 SOCIAL:**

1. Lessons Learned: Bike Parade: (Jennifer)
2. Lessons Learned: Halloween Parade: (Jennifer)

**8:10 NEW BUSINESS:**

1. Annual Meeting Slides—Review and upgrade draft
- 2.

**8:25 SCHEDULE NEXT MEETING DATE/PLACE:**

Annual Meeting: Tuesday, Jan 6 @ Civic Center  
SUNDAY, February 15, 7:00 PM, @ \_\_\_\_\_

**8:30 ADJOURN**

1. Need to advertise in the future due to lower than expected attendance.
2. Very successful due to the fact that a committee was formed to coordinate and plan the event

Reviewed slides with no major edits.

Adjourn at 8:30 P.M.