

Montclair Homeowners Association, Inc.
Board of Directors Meeting
August 9, 2011
Minutes

1. A quorum was established. In Attendance: Bob Stone – President, Brenda Messler - Secretary, Rita Bay - Vice President, Kathi McCaskill - Treasurer and Stan Lincoln - Director. Also present was Michelle Saunders from Sentry Management.
2. The meeting was called to order at 7:00 p.m. by President Bob Stone.
3. Proof of Notice was given
4. Reading and Adoption of Minutes:
Kathi McCaskill made a motion to adopt the minutes of the July 12, 2011 meeting as presented. Rita Bay seconded the motion and it carried unanimously.
5. ARB Approvals: 11338 Marsailles- tree removal
Bob Stone made a motion to approve the application. Brenda Messler seconded the motion and it carried unanimously.
6. Financial Review: July Financial Report was reviewed.
7. Managers report was read by Michelle Saunders.
Board requested management advise Larsen & Associates PA to proceed with collection action on lot 100
8. Old Business:
 - A. Dock Maintenance: Stan Lincoln updated the board on the status of the dock repairs.
 - B. Property Violations: Management will send the board a list of homes that have received 3 letters with no response or correction. Board requested management make a note of the homes in Foreclosure or Bankruptcy.
9. New Business:
 - A. Storm Water System: Keep information on file, review in 2 years.
 - B. Other: Landscape - Trim ligustrum in island, sprinklers running daily
10. The next meeting was scheduled for Tuesday, September 13, 2011 at 7:00 p.m. at Sentry Management. Management will inspect the property on 9/9/11 at 1:00 p.m.
11. There being no further business to come before the Board a motion to adjourn was offered by Bob Stone and seconded by Kathi McCaskill. The meeting was adjourned at 7:45p.m. All in favor.

Respectfully Submitted,


Michelle Saunders, LCAM

 a/13/11