

#71 Pinecrest Subdivision Association Board Meeting 3-25-09

Attendance: Mark Eveningred, Phil Schwan, Bob Byrum, Cathy and Dan Ricci.

Absent: none

Location: Ricci's House

Time: 7:05 p.m. to 8:35 p.m.

Minutes of the 2-4-09 meetings were read and approved. Motion to accept the minutes as presented by Mark and seconded by Phil. Motion passed.

Treasurer's Report:

Bank balance as of 2-4-09

\$41,091.41

Deposits:

2-10-09	(2 lot paid.)(\$60 atty.fee '08)*	+	280.00
2-13-09	(30 lots paid)	+	3,300.00
2-17-09	(5 lots paid)	+	550.00
2-20-09	(11 lots paid)	+	1,210.00
2-25-09	(11 lots paid)	+	1,210.00
2-28-09	(10 lots paid)	+	1,100.00
3-04-09	(5 lots paid)	+	550.00
3-09-09	(16 lots paid)	+	1,760.00
3-11-09	(12 lots paid)	+	1,320.00
3-16-09	(6 lots paid)	+	660.00
3-18-09	(9 lots paid)	+	990.00
3-21-09	(10 lots paid)	+	1,100.00
3-24-09	(5 lots pd.+ AT&T refund)	+	551.99
3-25-09	(4 lots paid)	+	440.00

(Total Deposits: (136 lots pd.), \$15,021.99)

Checks paid out-

2-05-09	#1425	Reimbursement (printing newsletters, stamps, extra salt)	-	122.98
2-06-09	#0000	Bank Service Charge (new checks printing)	-	30.85
2-10-09	#1426	Mulvaine's Lawn Service (3 of 4) (snow plowing, 6 saltings)	-	960.00
2-23-09	#1427	AT&T (phone bill - voice mail box)	-	14.95
3-04-09	#1428	Mulvaine's Lawn Service (4 of 4) (snow plowing, 3 saltings)	-	855.00

(Total Expenses: -\$1,983.78)

Ending balance as of 3-25-09

\$54,129.62

For 2008, 193 homeowners have paid and 2 delinquent accounts remain. Lot# 167, 48194 Lamplighter Trail, is for sale, but no current info.on a buyer. Lot# 163, 19251 Crabtree, has an interested buyer thru GMAC Realty and has requested a status letter. Pay off letter sent.

* Lot# 38 paid the \$60.00 attorney fee from 2008 and \$110.00 for 2009 at closing 2/6/09.

Continued: **#71 Board Meeting Minutes, 3-25-09**

As of this date, for **2009**, **137** homeowners have paid for a total of **\$15,130.00** and **58 are uncollected**. (Last year 48 additional notices were sent to delinquent accounts.)
Cathy will continue to work with our attorney on the delinquent accounts. The 2009 dues collection report will be posted monthly.

Architectural Committee:

Bob will continue to obtain information for new maintenance contracts for the next meeting. A short discussion followed regarding winter damage, new mulch, flowers and plants. No action taken, tabled until next meeting.

Old Business:

Electrical work: Discussed and tabled until more information is obtained , and better weather.

New Signs: The Board reviewed the information regarding a new insert for the island sign.

Bob will contact the sign companies for more options and prices for new signs for the East and West sides at 22 Mile for the April meeting.

List of Homes For Sale or Vacant: **Phil** will work on a new monthly follow-up list of homes for sale or vacant, so the Board can review the status of the neighborhood. Currently, 7 homes have sold and 5 new homeowners have paid their dues for 2009 and we have new names on file. There are 2 vacant homes, now for sale (were bank foreclosures).

Newsletter & Dues Billing: The newsletter/billing notices were sent out from the Post Office 2/5/09 and 3 were returned with no forwarding addresses. We will resend as "New Homeowner" in an attempt to get the current resident's name and a dues payment.

New Business:

Annual Homeowners Meeting Agenda discussed. Dan to make copies for the meeting. The board discussed the Spring Sub. Garage Sale. Mark will place ad with newspaper. The Board agreed to add the Monthly Board Meeting Minutes to the web.

Current Voice-mails and e-mails - None.

Open Form & Discussion: no new items.

NEXT MEETING: **WEDNESDAY, APRIL 1, 2009, – 7:00 p.m. – N. Macomb Library**
MAY Board Meeting date - Tuesday, May 12, 2009.

Motion to adjourn the meeting made by Mark, and seconded by Bob. Motion passed.
The meeting adjourned at 8:35 p.m.