

**DRY RUN COMMONS HOMEOWNERS ASSOCIATION BOARD OF
DIRECTORS MEETING**

March 1, 2011, 6:30 PM, at 210 Sentry Lane, Martinsburg, WV

Members present: Pat Richards, Connie Marino, Cindy Stewart, Rick Harner, Naida Morris, Rhonda Singer, Bill Barney

The meeting was called to order at 6:30 by the president, Cindy Stewart.

Bill Barney reported that Hope Roberts had been invited to meet with the board tonight.

There was discussion about posting the board minutes online. It was generally agreed to put the minutes online with the exception of personal items.

Pat Richards moved to accept the minutes of the January 4, 2011 board meeting, second by Rick Harner, voted unanimous.

Cindy Stewart reported that Marcia Lavorini because of health reasons had submitted her resignation from the board. Janet Eberling would be asked to serve out Marcia's term on the board.

Treasurer and Finance Committee Report

1. Rick Harner moved to put liens on the four properties whose owners owed \$200 or more dues. Naida Morris second, passed unanimous.
2. Bill Barney moved to put a lien for \$200 on 400 Artisan Way in that the 2010 dues had not been paid and the owner had abandoned the property. Rick Harner second, passed unanimous.
3. Pat Richards reported that the second installment on the insurance had been paid on time.
4. Pat Richards moved that the 3 signs be replaced with signs stating: "Private property, no trespassing. These facilities are for the enjoyment of the residents of Dry Run Commons and their invited guests only. Thank you, enjoy at your own risk." One additional sign to be placed near the electric box behind the Chapman house. Second by Connie Marino, passed unanimous.
5. Pat Richards gave the treasurers report which is attached.
6. Bill Barney gave the report on the audit of the treasurer's records which is attached
7. No formal vote was taken but all were in general agreement of Rhonda Singer's recommendation for the board to contact the West Virginia Senior Legal Aid Counsel concerning some misrepresentations on financial statements.
8. Pat Richards reported that according to the state code at least 90% of the money spent by the association must be for maintenance and operation.

Covenants Committee

Bill Barney moved that a document presented by Pat Richards pointing out various covenant infractions be sent as a flyer to all residents and posted on the web site. Second by Pat Richards, voted unanimous.

Communications and Welcome Committee

The chairlady reported that this committee is functioning very well. Connie Marino volunteered to chair this committee.

Architectural and Landscaping Committee

1. Charlie Roberts has resigned as chairman
2. It was decided to ask for volunteers at the general meeting and appoint a new chairperson at a later date.
3. Bill Barney moved that since we have no chairman for this committee that the finance committee get bids for mowing and be empowered to execute a contract for 2011. Pat Richards second, voted unanimous. Cindy Steward volunteered to get at least 3 bids for the finance committee to consider.

Neighborhood and Watch Committee

1. Connie Marino commented that the back of the subdivision did not know what was happening in the front. Hopefully we can find a better way to communicate.
2. The suggestion was made that we place a "no soliciting" sign near the entrance. It was decided to present the idea to the general membership in April.
3. Volunteers are also needed for this committee.

At 8:45 Bill Barney moved adjournment, Rick Harner second, voted unanimous.