

**Dawson Landing Homeowners Association
Board of Directors
Meeting Minutes**

The meeting convened Thursday, February 9, at 7:30 pm. The following persons participated:

Board Members Present

William Rigby (President)	Vern McHargue (Treasure)
Tom Booth (Secretary)	Michael Kuzara (Member)
Jack Samar (Member)	Reed Grabowski (Member)
Dan Maillard – (ARB Chair)	

1.0 Welcome & Administrative Matters

1.1 Bill convened the meeting

2.0 Committee Reports/Recommendations

2.1 Meeting Minutes:

2.1.1 Minutes for the January 12 HOA meeting were reviewed, and approved by voice vote.

2.2 Treasurer's Report:

2.2.1 Vern presented the HOA 2012 Pro Forma Budget. It identified the 2011 budget, actual, over/under expenditures (attached). Also, the Pro Forma laid out the proposed budget for 2012. The members present reviewed/discussed, and approved the proposed budget by voice vote.

2.3 Architectural Review Board:

2.3.1 Dan reported there was one disclosure packet requested for 1597 Wood Duck Ct.

2.3.2 He reported and circulated for signatures a request for construction of a fountain at 15449 Marsh Overlook. Signatures were obtained to approve the construction.

3.0 Old Business

3.1 Bill reported that Dawson Landing resident, Dave Lamb will spearhead efforts to engage with PW County on the status of the two parcels of land off of Old Marsh Rd and Wildlife Way regarding right-of-way and responsibilities of homeowners, HOA, and PW County.

3.2 Dan reported that he cut up the fallen tree along Rippon Blvd and stacked it behind the fence line. We still need someone with a truck or trailer to haul it to the PW County Landfill.

3.3 Reed discussed the scope of the future HOA landscaping contract. Discussion on common area ground maintenance, hiring an overall landscape organizer, and various aspects of improving landscape appearance around the community. A motion was passed for Reed to go out to local landscape companies with a combined contract RFP.

4.0 New Business

4.1 Bill reported that he will draft a letter (survey) to be distributed to all homes in Dawson Landing for feedback on capital improvements. The board discussed

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and offered various inputs for the survey. Bill will get MJF Associates to send the surveys via US mail. Suspense for turn in will be 26 March 2012.

Meeting adjourned at 8:35 PM



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