

## WEATHERSFIELD SERVICE GROUP VI

### ANNUAL MEETING MINUTES - NOVEMBER 1, 2013

0 President Rik Gervais called the meeting to order at 5:30. He recognized new owners in attendance, and introduced Board members Warren Ort, Bob Kelley, Doug McAllister and Alan Levine. Rik also introduced Peggy Akers, Michelle Johnson, Suzanne Kalbas and Tony Smith of Berkeley Property Management, and Luke Riggsbee, Agent for the Carolina National Insurance Agency.

0 Treasurer Bob Kelley presented the proposed budget for 2014. The annual budget total is unchanged at \$280,800, with no increase in dues from 2013. Bob said that he expects 2013 spending to be at or just below budget. He noted that non-routine maintenance work on drainage, chimneys and sidewalks were funded from reserves, and the reserves account is in good condition. (Note: with no increase in owners' assessment, no owner approval vote was required.)

#### COMMITTEE REPORTS:

0 Lot Appearance and Grounds Maintenance Committees - Chair Doug Mcallister presented an analysis of grounds maintenance costs, noting the renovation of the 514 and 558 closes in 2013. Nine close renovations are done, nine remain, with two closes to be done in 2014. Crepe myrtle trimming work will continue in 2014. The Grove project now is planned to include ground indirect lighting, a flat rock perimeter, and natural interior landscaping. Benefits of the project include safety, erosion control, and community appearance. Work will begin in 2014.

0 Architectural Control and Building Maintenance – Chair Warren Ort noted first-time sidewalk repair work in 2013, with ongoing repairs continuing next year. Another 2014 project involves work on paving repairs at close entrances.

0 Insurance – Chair Alan Levine briefly described the Weathersfield insurance relationship with Carolina National Insurance. Luke Riggsbee was present to answer questions following the meeting

0 No formal presentations were made by the other standing committee chairs. Committee chairs were available for questions following the meeting.

0 President Rik then fielded questions from the owners, including recycling, trash pickup, a fire department contribution, emergency access. He noted he intends to recruit a task force to address the issue of emergency access to the community.

## 0 NOMINATIONS

Cate Loveland, Rik Gervais and Alan Levine had been nominated by the Nominating Committee and appeared on the Association ballot for election to the Board of Directors. No nominations were made from the floor. All candidates were elected by paper ballot.

0 The meeting was adjourned at 6:40 PM.

Robert Kelley  
Secretary  
11/02/13