

Cannon Ridge Homeowners Association
Meeting Minutes
March 16, 2010

1. Meeting was called to order at 7pm by Mike.
2. Dave B. made a motion to approve last meetings minutes; Ken seconded.
Approved with correcting the mayor's name, it's Hull not Hall.
3. Discussion of HOA dues:

There are 81 houses in the community. (FYI) Jen sent a letter to the 2 homeowner's who haven't ever been billed requesting a copy of their settlement sheet. There was a lot of discussion by everyone regarding whether they should be held responsible or not. There was agreement and it's been tabled until the settlement sheets have been reviewed.

4. Update on website:

Several options for design are available. After reviewing them, the board agreed and voted on the website with the cannon. There will be a general welcome, a news box, links and contact us (email to board). Jen will give them our decision and hopefully the site will be online soon.

5. Camera system update:

It is totally legal to install, as long as it is not pointing at someone's window. Dave R. says in order to do it correctly it would cost near \$80,000.00. Poles need to be 25 – 30 feet in the air. The question was asked about putting dummy cameras in for now. Dave said that could be a possibility, he would need to check on the cost. Discussion tabled waiting for more info.

6. Old/New Business:

Street lights – much discussion by everyone on the subject. Tabled until more info on cost of electric vs. solar lights. Mike will check on the electric end with Josh Rolle. Lorraine will check on the solar end. Some people said that they think the lights won't make a difference but Dave R. said that statistics show that "lights prevent crime". Discussion tabled waiting for more info.

Ken & Lorraine will check on the speed bumps.

Dave R. wants to invite Sheriff Mulendore to our semiannual HOA meeting to discuss community safety. Tentative date is 6/3/10.

Jen said that after researching the covenants for the HOA that a scholarship program is a violation of those covenants. So that item has been scratched. She

also sent a letter to Dan Ryan regarding removing his sign, the monies owed us and the lawn maintenance. Jen is aware that she is not to write any more checks for the lawn people.

Dave B. said we should look for an attorney to go after Dan Ryan. Jen will look into that.

Lorraine asked everyone if they were interested in a spring yard sale. Everyone is to check with their friends and neighbors and come back with some dates to the April meeting.

Willow Run Farm is the business that does our snow plowing. Homeowners are to contact the town hall regarding property damage done during plowing.

Frederick County Bank has no penalty for early withdrawal of CD's. Jen says we need to move money out of the checking account since it's not earning any interest and put it in a CD. Mike suggested that we take \$10,000 out of checking account and open a 6 month CD. Bill & Ken motioned. Approved.

7. Approval of February's financials – done.
8. Open Forum - N/A
9. Delinquencies:

Jen said the letters went out and no one responded. It was agreed that those whose accounts have a judgment against them will be turned over to a collection attorney. Lorraine will provide Herb Thaler, Attorney's info to Jen.

10. Meeting adjourned at 9:05pm.