



Autumn Ridge HOA Board of Directors
Meeting Minutes
6:30 p.m., December 9, 2008

Location: Melissa Goslee's Home, 8808 N. Cosby Ave.

Present: Tiffany Allen, President; Earl Jameson, VP; Nikki Swartz, Treasurer; and Melissa Goslee, Secretary

The meeting was called to order by Tiffany Allen at 6:45pm

I. Review & Approval of Minutes

Tiffany made a motion to approve the Minutes of October 21, 2008.

Nikki seconded the motion. Board unanimously approved.

II. Communications from Residents

Homeowners made communication with Nikki via email regarding 2009 HOA dues. Husband is losing his job in November and they anticipate financial hardship in paying their HOA dues. They are requesting a discount or payment plan. Nikki will contact them to remind them that they can make a credit card payment and set up their own payment plan. If that is not possible, the board agreed to allow them to pay \$106.25 per month on February 1, March 1, April 1, and May 1. They will make 4 payments resulting in a grand total of \$425. If payments are not made monthly, a \$25 late fee will be assessed per late payment. Earl made a motion to approve this decision. Tiffany seconded that motion. The Board unanimously approved. It was also discussed that this decision was made based solely upon the situation of this particular homeowner. Future decisions regarding other homeowners' late fees will be decided upon on a case-by-case basis.

III. Management Report

1. Work Action List

2. Hot Delinquency List/Lien List

- Homeowner Trial 12/23/09

Wages can be garnished if the offender's bank is known. Former homeowner holds an account at M & I Bank.

3. Financial Summary

4. Violation Log
5. ARC Summary
5404 NW 91st Street Basketball Slab
The residence is still in violation. Correspondence has ceased at this time.

IV. Old Business

1. Late Fee Resolution
HOA dues reminder letter will be sent by December 12 to each homeowner. This letter is a courtesy letter reminding residents that \$400 will be due from each homeowner February 1, 2009.

Late Fee Process:
HOA Dues are due February 1
Late fee of \$25 is assessed on February 11 if payment is not received.
\$40 is assessed in addition to the \$25 late fee if payment is not received by March 1.
2. Northland 2009 Contract
Tabled until next meeting
3. 2009 Draft Budget
Budget meeting scheduled for December 18, 2008 @ 6:30pm at Tiffany's.
4. Playground Equipment
Meeting scheduled for March. Autumn Ridge Homeowners will be invited to view the inspections done by Fry & Associates and the National Playground Compliance Group. Homeowners will be provided with information regarding the disrepair of our current playground equipment. The HOA Board will explain to the neighbors that the playground equipment will have to be removed due to enormous safety concerns. A poll/survey will be distributed to HOA members in order to get input from them as to what direction the majority wishes the Board to take regarding this issue. Option 1. Remove and replace playground equipment.
Option 2. Remove and do not replace playground equipment. Residents will be asked to provide suggestions for possible uses of the area.

V. New Business

1. Pool Cards-Pool Committee Folder
The possible need for purchasing another box of pool cards was discussed. Cindy thought we were out but found another box. No new pool cards are needed.

Next Meeting: January 22, 2009 at Melissa Goslee's home

Respectfully Submitted,

Melissa Goslee, Secretary