

**DIRECTORS ATTENDING:** Karen Curtin, Laurel Files, Kris Hergert, Debra Ives, Rollie Olin, Bonnie Simms, Bob Stoothoff

**STAFF:** Bill Ferrell (Manager)

## MINUTES

Karen Curtin, MCA President, convened the meeting at 8:00 a.m.

### **APPROVAL OF MINUTES** (Laurel Files, Secretary)

The board approved the April Board of Directors meeting by acclamation.

### **FINANCIALS** (Debra Ives, Treasurer; Bill Ferrell, Manager)

*April Financial Report:* Debra noted that Bill had identified an incorrect billing by Myatt Landscaping that had been corrected by a credit for future payment. There also is one commercial tenant behind in dues payment, as a result of ownership turnover; this will be caught up.

#### **ACTION:**

Debra Ives moved, seconded by Bob Stoothoff, that the *April treasurer's report be accepted*. The motion was approved unanimously.

### **MCA FOUNTAINS IN SUMMIT PARK** (Curtin; Kris Hergert, MCA Vice President)

The board discussed a proposal from the Summit Park HOA (SPHOA) Board to keep the Oval and Circle Park fountains operational through SPHOA reserve account funding for maintenance and repair costs above those amounts currently budgeted by MCA. SPHOA is prepared to move forward with a formal vote to obtain the necessary bylaws amendment to provide such funding, upon MCA conditional acceptance of their proposal.

The board discussed some of the necessary terms and conditions for such an agreement with SPHOA. Bill will arrange a conference call for Karen, Kris, and himself with MCA attorney Jim Slaughter, to finalize MCA terms and conditions. Karen will let SPHOA President Charlie Fuess know that she hopes to get back to him within a week with the MCA response.

### **2017 EVENTS** (Rollie Olin, Events Committee Chair)

Rollie Olin reported that the Fantastic Shakers concert on May 6 was a great success, and everything is in place for the Triangle Jazz Orchestra's performance at our first First Friday event on June 2.

Bonnie Simms will look into the possibility of the Cedars providing transportation for its residents who wish to attend First Friday.

### **MANAGER'S REPORT** (Ferrell)

Bill circulated a written summary report that included:

- *Summit Park fountains:* Ground-fault interrupters have been installed on both fountains and the power supplies as a proactive move to provide an additional layer of protection against electrocution.
- *Street trees:* Bartlett Tree Experts will begin spring trimming. In response to a question from Rollie, Bill explained that greenery on private property that is blocking public movement (i.e., blocking

sidewalks) is subject to Chapel Hill Town ordinance. However, he typically will inform a homeowner first, if a problem is reported to him.

- *Parkridge playground*: Equipment replacement process is still being finalized.
- *Meadow Pond soil erosion*: Bill has asked Myatt for a bid to address soil erosion/slippage on the upper bank of the Meadow Pond.
- *Computer protection*: Bill has installed the most up-to-date malware on the MCA computer.
- *Legislative update*: Bill circulated an update regarding various HOA-related bills moving through the state legislature.

### **NEW BUSINESS**

- *Speed tables*: The Town of Chapel Hill has allocated funds to install two additional speed tables in Meadowmont. The town has already decided to install one on Buckner Lane, and has asked where MCA would like to place the second. It was agreed that Weaver Mine Trail would be a good location.
- *Crosswalks*: Bill reported that the town will be tearing up and repaving Meadowmont Lane between NC 54 and Sprunt Street. This will include painting six crosswalks, at town expense; (MCA has declined the option of paying for “decorative” crosswalks).
- *Meadowmont/Y clubhouse*: The Y will be installing a shade tent at its front entrance; also tearing down the small playground area immediately adjacent to the clubhouse and replacing it with a shaded area.
- *MCA Board meeting date changes*: The July meeting is now scheduled for July 14, and the August meeting for August 11.

### **GOOD OF THE ORDER**

Nothing additional

***There being no further business, the meeting was adjourned by acclamation at 9:00 a.m.***

**NEXT BOARD MEETING**  
**Friday, June 16, 2017, 8 a.m.**  
**MCA Office**