



Date of Meeting: 12/21/06 Time: 8:00-10:00 P.M. Location: Paul's House

Minutes Prepared By: Dave MacQuaid - (Help from Peny Ward w/ recorded audio)

1. Purpose of Meeting

- General Monthly Meeting
- Old Business/New Business
- Action Items

2. Attendance at Meeting

<i>Name</i>		<i>Title</i>
Paul Galdes	(PG)	President
Doris Trader-Moulden	(DTM)	Treasurer
David MacQuaid	(DMAC)	Secretary
Kathy Curry	(KC)	member
Peny Ward	(PW)	member

3. Meeting Schedule

- Call to Order
- Roll Call
- Treasurers Report

Bills that were paid 11/30/06 to 12/21/06:

1. Renewal from Nationwide Insurance
2. Website fee
3. Canceled homeowners insurance (check was late after policy expired)
(DTM resolved the issue after several phone calls)

PW- Can we do bulk rate mail to reduce costs?

DTM- Do all the board members need to receive monthly statements?

PG- These questions can be asked of MAMC

- Secretaries Report:
Need to approve meeting minutes from 10/23/06, 11/06/06 and 11/16/06



3. Meeting Schedule

PW- motion to approve minutes from 10/23,11/06,11/16

KC-2nd, all in favor? All Yea.

Created committee list for review (13). (tabled for next meeting)

PG- maybe combine some that are similar?

KC- letter for committee list did not have a return envelope.

Created board nominees list (tabled for next meeting)

(should create a nominating committee first)

Mention on web site that we are accepting members for a nominating committee. Notify board.

PG- Still questioning terms of the board members

PW- MAMC should clarify terms.

Resolution- Capitol Reserve Contribution- effective 01/01/07

Need to sign resolution (President and Secretary). Done.

Unit 124592 landscaping complaint: Motion to approve extension to plant tree in the spring. Homeowner was unaware of the rules but will comply.

PW-Motions to approve extension

KC- 2nds

All- yea

- E-mail and Web updates:

Keep tabs on incoming "ask the board" making sure we all receiving them.

- Old Business:

Some Tabled for next meeting

- New Business:

12-12-06 Extension request for Unit 124583 to repair driveway.

Request granted on conditions driveway started based on weather by 4/07.

KC- motions to approve driveway repaving extension

DMAC- 2nds

DTM- abstains

All others- yea



3. Meeting Schedule

- Need to increase violation fines. (Late fees and interest percentage)
Tabled for next meeting to discuss
- Unit 124550 has siding that blew off in storm. It has not been replaced as of 12/21/06.
MAMC to send letter to homeowner stating they have to replace as soon as possible.
Motion to approve letter to unit 124550
KC- makes motion
PW- 2nds
DTM- abstains
All others- yea
- Need to review Engineering report for Basin repair (financials and time frame)

Meeting adjourned

4. Action Items

Action	Assigned to	Due Date	Status
Meeting minutes	DMAC	asap	complete

5. Next Meeting

Target Date:	01/18/07	Time:	6:00-8:00 P.M. EST	Location:	Oxford public Library
Objectives:	Address tabled items				