

## Tabb Lakes Board of Directors January's 2006 Meeting

1. **The Board of Directors** (BOD) met at 311 Bridge Wood Drive at 7 p.m on January 22, 2006. attending were Jim Magnotta President, Gary Porter Vice President , Lou Lafrenaye Storm water Committee, Terri Berube Secretary, Chris McNulty Member at Large, Art Johnston Member at Large. Hope Scott resident also attended.

### 2. Old Business

A. Minutes from November and December were passed and will be posted to the site.

B. Charles Rossi did a great job on locating someone to help us with our covenant and assessment violators. This person works for other neighborhoods doing the same thing. This person will be doing case by case inspections. Legal filing. Mr. Magnotta and Mr. Porter will have lunch with this person this week.

C. Joe Eubanks resigned from the Covenant Committee and will forward all computer information onto the board along with Yard of Month stuff. Mr. Porter has picked up all electronic documents and the Yard of the month signs.

D. The Board sent out the assessment letters and we are currently dealing with return to senders. We are trying to update our database.

### 3. New Business:

A. Mr. Porter has contacted VLM and asked them to fax a copy of their previous bid estimate for moving the diffuser. Currently at this time the fountain on Lake #2 is not working, Mr. Porter has informed me that the circuit breaker was tripped.

B. Mr. Porter is still reviewing a history of Tabb Lakes to be posted **now** to the website not to be placed in the Disclosure Packets. Mr. Porter is still reviewing this information. Mr. Porter added that he will have a draft complete at the March board meeting

C. The Board would like to have a binder with all the archived minutes.

### 4. Lawn Maintenance Contract :

A. Scotty's Lawn Maintenance no longer has a contract with Tabb Lakes Homeowner's association. All pertinent measurements of the common area have been taken. Mr. Porter has delivered a draft of the Ground Maintenance Statement of Work to Mr. Magnotta last month and has not received any comments or suggestions for improvement. Mr. Porter believes that the SOW is ready for distribution and solicitation.

### 5. Committee Reports:

A. **Covenants Review Committee report: No Committee Chair on this Committee Outstanding violations**

A. Open issues for the CRC

Master Boat/ RV Registry Audit

B. Open issues for the BOD: 317 Bridge Wood Drive ( Roof and Siding Mold/Mildew)

Community Bulletin Board

Fines for Covenant Repeat Offenders

Window Air conditioners

Vegetable gardens in front yards

Political signs and Home Security signs

Construction signs

PODS

806 Tabb Lakes Drive (Yard Maintenance)

100 Richard Run ( Home Maintenance)

6. **Grounds Report:** No Report

7. **Storm Water Committee Report**

A. Lou Lafrenaye Chairperson. The County has cleaned the spillway ditch behind Bridge Wood Drive. The county has also cut back some grass around the outflow pipe.

8. **Community Emergency Response Committee.**

A. We are the first Community with Cert certified neighborhood, with 22 trained people We will presented with signs for our neighborhood this date has not been set. There will be 6 signs for our neighborhood. The Committee will meet at the Tabb Library this Thursday at 7:00 p.m.

B. In the future Lou will be holding a Chainsaw and Generator safety class. This date will be announced at a later time. This class will done in a similar fashion as our fire extinguisher class was located between Bridge Wood and Tabb Lakes . These streets were blocked off.

C. The website will be updated with this information and we wanted to announce that we have three FCC qualified people in our neighborhood.

9. **Treasurer Report:** No Report

10. **Neighborhood Watch Report:** No Report

**Added Notes:** Terri Berube wished not to announce at the Board meeting because the meeting was going so well her resignation from the Board effective February 28, 2006. Mrs. Berube will also resign from Disclosure Packets Committee Chair on

March 31, 2006

Meeting adjourned at 8:30 P.M.

Next Meeting will be on February 26, 2006 at 7:15 located at 311 Bridge Wood Drive.

Submitted By :  
Terri Berube, Secretary  
Tabb Lakes Home Association

For Jim Magnotta , President , TLHA