

Tasker's Chance HOA, Inc.  
Regular Meeting Minutes  
August 21, 2008

The Board of Directors of Tasker's Chance Homes Corporation met at the Clubhouse, Frederick, Maryland on August 21, 2008 at 7 p.m.

**Present:**

Mr. Horacio Rodriguez, President  
Ms. Shauna Tunder, V. President  
Ms. Belinda Morton, Secretary  
Ms. Sue Ezzati, Director  
Ms. Sharon Glaser, Director  
Mr. Edward Caffrey, Director

**Absent:**

Mr. Brian DeHaven, Treasurer  
Ms. Teri Thorowgood, Director

**Others Present:**

Ms. Nancy Keen, Vanguard Management, Community Representative  
Liz Van Brunt, Recording Secretary  
2 residents

**I. CALL TO ORDER**

Mr. Horacio Rodriguez, President of Tasker's Chance HOA called the regular meeting to order at 7:01 p.m. with a quorum present.

**II. MINUTES**

Motion to approve the June 19 Meeting minutes as presented. Ezzati/Tunder Vote: 6/0/0

**III. HOMEOWNER OPEN FORUM**

There were no issues presented by the homeowners.

**IV. MANAGEMENT REPORT**

**A. Landscape Barrier Shookstown**

*Landscape Report* - The mailbox with landscape rocks looks good. The trees requested have been replaced. Sue flagged the Crepe Myrtles that died over the summer. Four trees have been donated by the landscaping company. The sign bed looks good. There were winners of the landscape competition with signs posted in the winning yard and gift certificates given to the homeowners. The signs will be moved each month that there is a

winner. The next judging is October 15<sup>th</sup>. There will be one in December also. The trees near the pool still need to be trimmed. Classic will be contacted again.

Classic Landscaping submitted a proposal to install landscape barriers for three openings along Shookstown Road. A breakdown of the cost was requested by the board for future proposals. The proposed bushes are prickly black pines and barberry shrubs which will help reduce trespassing. There are boulders there currently.

The barberry shrubs at Miller's Crossing fence seem to be missing all but one. Classic will come out to review the situation. The warranty and cost of replacement will be presented.

Motion to approve the proposal for the Shookstown Landscape Barrier from Classic Landscaping as is; if he donates 4 trees. Tunder/Morton Vote: 6/0/0

### **B. Mailbox Pads**

Classic Landscaping submitted a proposal to grade the soil around some mailbox pads in a one foot perimeter around the base, install steel edging and cover with crushed landscape stone. The price per mailbox is \$310.00. Eastbourne Ct was renovated as an example.

Motion to approve the plan to change the six (6) mail box pads. Morton/Tunder Vote: 6/0/0

### **C. Landscape Stone at Pool**

The landscape stone from the mailbox near the pool was thrown into the pool last week (along with an exit sign and pool furniture) and it took 5 hours for the lifeguards to clean it up.

The mulch around many of the trees at the pool blows into the pool during storms. Landscape stone could be used to replace the mulch. Another suggestion was to use the used tire rubber much. There are rubber mulch pads that could be considered too. Classic will be contacted about the products suggested.

### **D. 2009 Draft Budget**

The board agreed that the email traffic was helpful in clarifying budget questions as the budget was prepared. There was some discussion of the cleaning charge for the trash corral areas. A note will be in the newsletter about the costs associated with keeping up with the trash corrals. The Association is responsible for keeping them cleaned or else the city will stop picking up the trash. Appliances and furniture are left in these areas too. Mention can be made on the website too. Fines can be charged to the violators if residents turn them in (or license plate numbers of drive-by droppers).

Motion to approve the 2009 Draft Operating Budget to be distributed to the members for comment. Tunder/Ezzati Vote: 6/0/0

### **F. Upcoming Board Election**

There are four open positions. The board reiterated the importance of attendance of elected board members at the meetings.

**VII. ADJOURNMENT**

There being no additional business for the Board to conduct at this time, the Board meeting adjourned at 7:46 p.m.

Motion to adjourn the meeting at 7:46 p.m. Morton/Caffrey

Vote: 6/0/0

Respectfully submitted,

Liz Van Brunt  
Recording Secretary