

## **Taskers Chance Homes Corporation**

c/o Vanguard Management  
P.O. Box 39\* Germantown, MD 20875  
(301) 540-8600 Fax (301) 540-3752

### **Regular Meeting**

Holiday Inn  
999 West Patrick Street  
Thursday, October 18, 2007

#### **Board Members Present:**

Horacio Rodriguez      Shauna Tunder      Edward Caffrey  
Sharon Glaser      Sue Ezzati      Belinda Morton

#### **Absent:**

Brian DeHaven  
Teri Thorowgood  
Dr. Angelo

#### **Recording Secretary:**

Denise Radzilowski

#### **Community Manager:**

Nancy Keen, Vanguard Management

Horacio called the regular meeting to order @ 7:07 p.m.

#### **Gang Awareness Presentation-Detective Marker, FCPD:**

Detective Marker gave an informative presentation on gang awareness, discussing gang colors, clothing, graffiti, hand gestures, and phrases. He presented a slide show and had numerous pamphlets and hand-outs.

#### **Minutes:**

The minutes from the August meeting were presented for review and approval.

**MOTION      ➔      A motion was made by Sue and seconded by Belinda to approve as written. Motion passed.**

#### **COMMITTEE REPORTS:**

Nothing to report

#### **MANAGEMENT REPORT:**

##### **Pool Management Contract:**

Management presented a three (3) year contract provided by Century Pools for the Board's review.

**MOTION      ➔      Tabled as the Board instructed Management to obtain bids for the November meeting.**

#### **2008 Operating Budget:**

The 2008 Draft Operating Budget was mailed to all homeowners for review and comment. To date, nothing has been received.

**MOTION      ➔      A motion was made by Sue and seconded by Shauna to approve. Motion passed.**

#### **Storrington Drive Trespassing/Proposed Fence along Shookstown Road:**

**MOTION      ➔      Tabled as the Board will survey the community in the next newsletter to obtain feedback from homeowners regarding installing a fence and the possibility of a special assessment to cover the costs.**

**Community Patrol:**

Due to homeowners input, the Board instructed Management to adjust the hours to 10-2:00 pm Monday-Friday and 11-3:00 am Saturday.

**2006 Audit.**

Management presented the 2006 Draft Audit for the year ending December 31, 2006 for their review and approval.

**MOTION      ➔      A motion was made by Sue and seconded by Shauna to approve as presented. Additionally, the Fidelity Bond Insurance will be increased to \$900,000 as recommended by the auditors. Motion passed.**

**2007/2008 Audit:**

Management presented a proposal from Goldklang, Cavanaugh & Associates to perform the 2007/2008 Audit. Their fee will to perform the audit, federal & state income tax along with personal property tax returns is \$2,500.00 for 2007 and \$2,550.00 for 2008.

**MOTION      ➔      A motion was made by Sue and seconded by Belinda to approve. Motion passed.**

**Adjournment:**

**MOTION      ➔      A motion was made by Horacio and seconded by Sue to adjourn the regular meeting. Motion passed.**

The regular meeting adjourned @ 9:35 p.m.