

**MILL CREEK HARBOR  
Annual Homeowners Association Meeting**

**MINUTES FOR FEBRUARY 27, 2014**

The Mill Creek Harbor Home Owners Association Annual Meeting was held at the Central Library, Cedar Road, Chesapeake, VA.

**Call to Order:** The Meeting was called to order at 6:03 p.m. Roll call was conducted with Board Members Ken Powell (VP), Susan Clark (Tres), Walter Plaine (Sec), present, and Hampton Brewer of Property Management Associates (PMA) was also present. John Steffel (P) and Glinda Robertson (MAL) were unable to attend. One homeowner was present.

**BOARD MEETING:**

**Reading of Minutes:** The November and December minutes were approved.

**Manager's Report :** Four meeting dates for 2014 were scheduled. Provided two resale home inspections. Reimbursed Ken for the web site costs to date.

**Presidents Report:** Not present. Ken (acting) contacted the lower priced WEB host company and will be setting up a meeting. A vote was taken to invest the \$500 for the website.

**Treasurers Report:** We are doing well with the only large expense being the coupon books. The coupon books and mailing came in under budget. The persons who were in arrears are in need of investigation.

**ARC Report:** One new application and one to cover the shed previously erected without approval were received. The one with the color change on the doors/shutters was approved. The one with the shed was approved with a contingent that if it interfered with the drainage it was the homeowner's responsibility.

**Homeowners Forum:** One homeowner had questions about a trailer stored in front of the garage. The board informed him that it violates city and HOA rules. The front signs will be painted as the paint is gone. Up to \$125 was authorized to be spent on materials with labor being free. Pressure washing the fence along Millville was discussed as it needs cleaning.

**Unfinished Business:** For infractions the board voted to use two door hangers. Then follow up with a letter.

**New Business:** None.

**Executive Session:** None

**Return to Open Session:** No new items.

**Meeting Adjournment:** A motion was made by the acting President, seconded and carried unanimously to adjourn the Board Meeting at 6:56 p.m.

**Action Items:**

Hampton: The persons who were in arrears will be investigated. Two more quotes for pressure washing the fence will be obtained (to include rust and algae).

Walter: Paint signs .

Ken: Meet with the web host people.

Respectfully submitted,  
Walter Plaine, Secretary