

Tollgate Association  
October 3, 2009 Board Meeting

**Date and Time:** October 3, 2009 at 9:00 am

**Location:** 108 Tollgate Way (Kirschner residence)

**Attending:** Eric Kirschner, Philippe Casteuble, Paul Ehmer, Garry Sauner, Marie Murray

1. September 2009 Board minutes approved with minor edits.
2. Treasurer's Report (Bob D.) -- Bob D. could not be present, but submitted the monthly net worth, budget and cash flow reports. Net worth is \$25,949, cash flow for September was (\$3,079). Garry S. followed up regarding the remaining liability on the landscape contract and ascertained that it related to additional work that was performed.
3. Landscape (Murray M.) – Ramiro Landscaping expanded various mulch beds and filled the rodent holes. They will charge only for the additional supplies involved. There are five outstanding landscape issues: 1) Mark Kaye's proposal for the alleyway behind #106, 2) Tom & Edie's front yard (#135), 3) the Rivkin's (#100) lost a bush., 4) Anki E. (#109) submitted a request for the removal of an azalea, and 5) there is a drainage issue by the side of #107 (Powell's) created by excess storm water run-off from the rear of the property. Marie also indicated that there would be a great deal of tree pruning this fall and some of the excess funds in the landscape budget would be consumed by the expanded pruning. The pines by #101 and Broad St. need heavy pruning, which may be delayed until the spring.  
  
Paul E. also raised the issue of the blocked drain by #107/#109 that is still outstanding. Garry S. recommended referring the question to the Maintenance Committee.
4. Tree Committee (Bob D.) -- Bob D. could not be present, but Garry S. presented the Tree Committee report. The juniper by #115 was removed and the gum tree by #125 was treated for bores. Finally, the oak in front of #105 (Beyer) is also having some difficulty.
5. Social Committee (Garry S.) -- Garry expressed appreciation to the Social Committee for the dine-around held in late September. It went very well.
6. Architecture Committee (Garry S.) – No items to report.
7. Maintenance Committee (Garry S.) -- No items to report.
8. Old Business – The City repaired three sidewalk panels on Broad St. this past week. Garry S. asked the City about the two additional panels in Tollgate Way that were marked for replacement and was informed that the repairs were not a priority. The white markings on the two panels have since been painted over. Garry will follow-up with the City regarding regrading the sidewalks on Broad St. He suggested that the Landscape Committee might have Ramiro regrade the area in question to help prevent water pooling if the City takes no action.

The City towed the abandoned car at the end of the street.

Garry S. has been attempting to secure an electrician for the repairs of the damaged street light (the one by Bob D. and Helga J.) and gazebo lights. Ed Bronikowski is following up on securing replacement CFL bulbs and has authorization to purchase up to 100 replacement bulbs.

Garry S. distributed a proposed sign from Tony D. (#103) for the front of Tollgate. Marie M. indicated that while she liked the proposed sign, there is insufficient room to place a stand alone sign and that a hanging sign appears to be the only feasible solution. Marie M. will check with the City if there are any restrictions on Tollgate placing signage and will follow-up on the feasibility of placing a hanging sign on the gazebo.

9. New Business -- The annual HOA meeting will be Sunday, November 15<sup>th</sup> at 5:00 at #102 (Melhem's). Garry S. will work to distribute the advance notice and proxy forms. Bob D. will distribute a proposed budget at the November 7 board meeting. Garry S. believes that the tree budget, social budget, and maintenance budget (driveway and parking pads) may need to be increased.

Garry S. is attempting to secure estimates for the driveway work and this will need to be factored into the budget. Four driveways on the south side of Tollgate (Kahn, Bronikowski, Ochensdorf, and Knittig) appear to require repairs. Also, #124 (Murray) and the sidewalk in front of #107 (Powell) require repairs. Marie M. will check with a relative who used stamped concrete at their home and attempt to obtain another contractor name. Garry S. believes that the total cost may be in excess of \$5,000.

Paul E. suggested that the budget be distributed prior to the annual HOA meeting so that owners can review and it was agreed that the budget will be posted on-line after the Board approves the budget at the November 7 meeting.

Regarding upcoming Board vacancies. Luke Knittig indicated that he would be interested in standing for a spot.

The next board meeting will be November 7, 2009 at #114 (Garry S. residence)

Meeting adjourned at 10:25 am.

Submitted by: Eric Kirschner, Secretary