

**Kinderton Village  
Master Board Meeting  
February 21, 2018**

**Attendees:** Roger Williams, Brenda Rollins, Jean Mock, Camie Osborne Becky Myers, and Bonnie Russell.

Guests: Missy Flanagan and Bobbie Turner from the Townhomes

Board met at Roger's home and the meeting was opened 5:04 pm. See Agenda and Financials.

January Minutes: Approved

**Treasurer Report-** Becky Myers reported (see attachment)

- Income from January – budget for SF Assessment was more than actually paid. SF will send check to adjust.
- Over budget for month due to some due in January
- Misc. landscaping – work on slope and tree removal. Will come out of Misc. Landscaping budget.
- Roger asked that Priestly write on check what the payment is for. Becky said it is on the report.

**Mgmt. Report**

- Includes Tyco payment in March

**Violations:**

- A lot of violations on report. Since so long, Becky will email report and highlight ones at meeting.
- A lot of trash violations.
- 218 Bridgewater – siding issues
- 130 Brookstone – been fined since last fall. Rental property –Owner unaware due to no current address.
- 184 North Fork – basketball goal – Cedar Mgmt.needs to continue fining.
- 192 Brookstone – ARC has discussed and sent letter. Community Officer has been notified.

**ARC**

- 212 Kilbourne – request for patio and fire pit

**Committee Reports**

- Landscaping: area on left side along lake – ADA wants to deed to MB – see map.
- Motion made and all approved to accept this
- Slope at Quads – Est. of \$9400. From Blakely. James to start in March. Was in budget for 2017.
- Motion made and all approved.

**Clubhouse**

- Jean to prepare report for Annual meeting – number of rentals – income & expense
- Interior painting – received 3 quotes. After reviewing – selected Extreme Painting at cost of \$2800. Requested Becky to ask them to include painting the exterior sides of the exterior

doors (wasn't included in original estimate). Motion was made and all approved. Bonnie and Jean will meet with PMC to select colors. Still looking for options to keep the sound down.

#### Waterfoul Containment

- Geese are back.

#### Pool

- Furn. needs to be ordered in March in order to have for summer.
- Camie has list from last year.
- Had budgeted approx.. \$10,000-12,000
- Becky will meet with Roger and Camie to review existing furniture that can still be used.
- Big push for pool committee at Annual meeting
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#### Street Parking:

- Roger met with BR Town Council
- BR owns street which overrules KV covenants.
- Cameron Webb w/Davie County would come to Annual meeting.
- Suggested to send this issue to SF board to be addressed since the issues come from SF residents. MB has done all they can.

#### Website:

- Fired old website group. Not doing as they said.
- Mike Jenkins said he will help train Angel Jackson if we decide to hire her.
- SF has a new one going up thru Cedar Mgmt. Said will be an open source website
- Decided to close the KV site and use this one. Confirm with Eric.

#### Miscellaneous

- Add shelter at lake area.
- Add benches at common areas at Windsor and Sweet Water areas.
- Decided not to put trash cans at mail kiosks. Would create more trash and extra expense to have emptied.

Annual meeting is **Tues. Feb. 27<sup>th</sup>** beginning with Master Board at 6:00 pm at Bermuda Run Country Club. Will present Jeff Hinkle and Missy/Bobbie (as one member) for election to MB.

Thanks to Brenda and Bonnie for their service on the board.

**Next meeting will be Wednesday, March 21, 2018 at 5:00 pm at Roger's home.**

With no further issues to discuss, the meeting was adjourned at 6:44 pm.

Bonnie Russell  
MB Secretary