

Minutes of Special Meeting of Board of Directors  
of  
Deerfield Village Property Owners' Association

A special Meeting of the board of directors of Deerfield Village Property Owners' Association was held on June 17, 2008, at 43 Blossom View Court, Deerfield Village, Shepherdstown. There were present the directors as follows: Jim Bauer, Debbie Crouse, Bill Kumenacker, Jimmy Williamson, Tom Miller and Pattie Wilmoth as a stand in for Paul Wilmoth. Board members Steve Campbell and Andrea Longnecker were not in attendance. Rob Noll resigned from the Board via e-mail on June 7, 2008.

Bill called the meeting to order. Bill asked if anyone would be available to attend the County Counsel meeting on Thursday, June 19th. The representative from Gap View is making a presentation to the Commission asking the Commission to supply an attorney to the eight communities affected by the Jefferson Utilities rate increase. A representative from each community is being asked to attend to show support. Bill asked Pattie/Paul to attend but they declined due to business relationships with Jefferson Utilities. As no one else could attend Bill said he would ask Charlene of Lot 35 if she could attend.

Bill then announced his resignation from the Board of Directors effective immediately. He and Molly are moving to Ashburn, VA to be closer to their daughters. Paul, as vice president, will take over as acting president until the next Board of Directors meeting. Bill will turn over all papers and responsibilities of president's position to Paul effective 6/17/08.

Jimmy said he had taken Rob's suggestion at the May meeting to research home owner associations. He reviewed 10-15 HOAs from California to Maine and spoke with 2 HOA presidents. Many of the HOAs had policy resolutions, however, all of the resolutions dealt with one issue. In those cases the resolution was drafted after the fact because of an ambiguity or lack of details in the covenants. None of the resolutions in other HOAs were a huge document that dealt with all possible scenarios at one time.

Jimmy suggested that when adopting a resolution the Board needs to notify the community via e-mail of what the Board is doing. There may be no response but at least the community would know what it's Board is doing. Many of the organizations he researched did this.

Jimmy suggested that the Board go through the timeline to draft resolutions from past Board decisions. The fencing guidelines and circle guidelines would also be included. New resolutions would be added as they come up.

Tom moved that the Board has decided to not consider the Policy Resolution Document proposed by Rob Noll at this time. Pattie seconded the motion and the motion was unanimously approved.

Bill nominated Pattie for the secretary position vacated by Rob Noll. Pattie nominated Jimmy as President. After discussion both nominations were rescinded until the next regular Board meeting.

The Board President can appoint new members to the Board. Pattie will ask Paul if he would appoint Charlene of Lot 35 to the Board. If so, she will let Debbie know. Debbie will call Charlene and ask her if she is still interested in Board position.

The post office and the bank need to be notified of the change in officers.

Jimmy informed the Board that his computer equipment was damaged in a recent storm and he is unable to update the website. The web site is fine, but he can't do any updates until his computer is fixed.

The next regular meeting of the Board of Directors will be held at 7:00 p.m. On Tuesday, July 8th. The location of the meeting will be the Wilmoth's house.

There being no further business to come before the meeting, upon a motion made, seconded, and unanimously carried, it was adjourned.

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