

WEBBS LANDING
HOMEOWNERS ASSOCIATION, INC.

MEETING MINUTES – October 27, 2007

The 2007 Webbs Landing Homeowners Meeting was called to order at 10:20 a.m. by Bill Becker, President. There were 13 community members present.*

Last year's minutes were read by Elizabeth Becker for Brenda Tana, secretary, who was unable to attend the meeting. Minutes were approved as read upon motion by Ken Grimm and seconded by Bill Lounsbury.

Treasurer's report

Bill Lounsbury gave the treasurer's report. A copy of this report will be given to all homeowners along with the minutes. It was decided to keep the annual dues at \$220. Judy Britz volunteered to audit the treasurer's report which needs to be done annually.

OLD BUSINESS

Bill Becker mentioned that at our last meeting we were thinking of putting up speed signs. It was agreed that just putting up signs that might say... slow, children playing, will help slow down the speed in our development.

NEW BUSINESS

Road Discussion

Velma Cole noted that our roads have grass growing in cracks that could expand and cause deterioration. Dan Himmelfarb recommended a professional seal coat that would be better than a temporary chip and tar. Bill Becker will look into the cost as his Georgetown office is planning to have it done to their driveway.

Bill Lounsbury asked there might be someone who had their own snow plow if and when we needed to have our road plowed this winter. No one knew of any at this time.

Frank McConnell asked about cleaning the drains around the Waterford Drive road since they overflow at times, but the outcome of a discussion was to let them remain as is. Bill Becker motioned to let them remain, and Dan Himmelfarb seconded it.

Board Members

Nominations were solicited from members present with no new nominations at this time. Liz Becker motioned that the slate be held as is, and Pat Gladden seconded the motion.

The board officers for the next fiscal year are:

Bill Becker, President
Velma Cole, Vice President
Bill Lounsbury, Treasurer
Brenda Tana, Secretary
Dan Himmelfarb, ARC Chairman
Frank McConnell, Chairman of the Road Committee

ARC

Dan Himmelfarb has accepted the position of chairman of the ARC replacing Ed Gladden who will be retiring from the position. Please contact Dan for any new construction or property changes. His business number is: 301-774-4004. His address will be listed on the new 2007 Webbs Landing Directory.

New Discussions

Several members, some who live on Love Creek, mentioned that they could hear the noise of motor bikes and asked that the owners be considerate of the homeowners.

It was also noted that homeowners should refer to the covenants concerning the storage of boats and recreational vehicles as they should be out of sight of the roads.

We are going to distribute a new list of addresses, phone numbers and e-mails for the Webbs Landing Directory. If you have had a changes in any of these, or now have an e-mail address, please contact Liz Becker at 947-4562.

Bill Becker motioned that the meeting be adjourned, and Sam Cole seconded the motion.

*members present

Bill Becker
Liz Becker
Bill Lounsbury
Lynn Lounsbury
Velma Cole
Sam Cole
Ken Grimm
Dan Himmelfarb
Donna Himmelfarb
Frank McConnell
Laurie McConnell
Judy Britz

WLHA TREASURERS REPORT

Fiscal year 2006 6/1/06 - 5/31/07

2006 BUDGET 2006 ACTUAL OVER (UNDER) 2007 BUDGET

INCOME				
ASSESSMENTS				
Current Year	\$7,700	\$7,700	\$0	\$7,700
Prior Years	\$0	\$0	\$0	\$0
Total	\$7,700	\$7,700	\$0	\$7,700
INTEREST				
Certificate of Deposit	\$1,125	\$1,327	\$202	\$2,630
Savings	\$15	\$16	\$1	\$15
Other	\$0	\$0	\$0	\$0
Total	\$1,140	\$1,343	\$203	\$2,645
TOTAL INCOME	\$8,840	\$9,043	\$203	\$10,345
EXPENSES				
Insurance	\$1,500	\$1,403	(\$97)	\$1,500
Legal Fees	\$600	\$680	\$80	\$500
Maintenance	\$500	\$200	(\$300)	\$400
Office Supplies	\$50	\$0	(\$50)	\$50
Taxes	\$175	\$178	\$3	\$420
Electricity	\$725	\$717	(\$8)	\$744
TOTAL EXPENSES	\$3,550	\$3,178	(\$372)	\$3,614
INCOME - EXPENSE	\$5,290	\$5,865	\$575	\$6,731
CAPITAL BUDGET				
Road Maint./Repl. Fund	\$5,290	\$5,865	\$575	\$6,731
ALLOCATION of FUNDS				
Total Available	\$52,672	\$52,875	\$203	\$60,042
General Expense	\$3,550	\$3,178	(\$372)	\$3,614
Road Maint./Repl. Fund	\$49,122	\$49,697	\$575	\$56,428
Yr. End Acct. Balances	5/31/2006	5/31/2007	Change	5/31/2008
WT Check	\$726	\$749	\$23	\$1,428
WT MM	\$3,009	\$948	(\$2,061)	\$2,000
WT CD	\$40,097	\$48,000	\$7,903	\$53,000
Total	\$43,832	\$49,697	\$5,865	\$56,428
Road Bond	\$1,000	\$0		

wbl 10/27/2007

WBF