

Hope Valley Green Homeowners Association
Minutes of March 3, 2008 Landscaping Meeting and Subsequent Board of Directors Meeting

An open meeting of homeowners was held on March 3, 2008 at the Richani's home on Meadowrun Drive to discuss a plan to significantly improve the front entrance landscaping. Sixteen (16) homeowners were in attendance including all of the directors and officers. In addition, several homeowners who could not attend had sent in their comments prior to the meeting. This meeting followed two informational meetings the previous week in which homeowners had the opportunity to review the plan at the front entrance, ask questions, and make comments or suggestions. The plan diagram and quotes were then made available on our web site prior to the meeting on March 3rd.

During the meeting, the plan was described and discussed in detail. As a result of this and previous discussions, the planned dogwood trees will likely be replaced by a flowering fruit tree of some kind. There was broad support for the attractive plan layout and plant selection. The concerns expressed were mainly with regard to the best way to move forward with the plan, given the current water restrictions, and whether this spring was a good time to embark on this plan. A proposal to truck in well water from a different county, along with a one year plant guarantee was included as part of the plan to address these concerns. After much discussion, a show of hands indicated that the majority of households represented (10.5 v. 4.5) were in favor of implementing the proposed plan in the fall instead of this spring. (The half votes came from a household with equal and opposite opinions.) By proxy, an additional 2 votes were counted towards proceeding in the fall, and 4 votes were counted towards starting now (12.5 v. 8.5). An additional proxy vote was assigned to the majority. There were no votes cast for not implementing the plan at all. The vote showed broad support for implementing the plan this fall.

After voting, we discussed what could get started now. Suggestions included taking down the large trees, relocating some of the nandinas that are blocking the entrance sign, and taking out all of the spirea after they finish blooming.

The board of directors met on Saturday, March 8th, and based on the community consensus, has decided to allocate \$12,000 of our current cash reserves to this front entrance landscaping plan. The implementation of this plan will be delegated to a landscaping committee, headed by Elizabeth Richani, with the understanding that the new landscaping (plants and trees) will be planted in the fall. In addition, the landscaping committee will oversee the maintenance of the front landscaping, including the front grassy area, and will be allocated an annual budget as appropriate. Homeowners interested in participating in the landscaping committee should contact Elizabeth.

Submitted by Paul Gramann