

**Allenview Homeowners Association (AHOA)**  
**Board of Directors Meeting**  
**December 15, 2010**

**Attending:**

Debra Wallet	Duane Herman (President)	Daniel Beigh (Absent)
John (Jack) Rieman	Sean Quinlan (Absent)	Isabel Heath (Absent)
Betty (Fitzpatrick) Dick	Vacant	Linda Morrissey (Absent)
		Rob Grohman (Manager)

Call to Order: The meeting was called to order by Duane Herman at 6:35 PM in the Board Room at Messiah Village.

Homeowners' Concerns: No homeowner concerns

Review of Minutes: Jack Rieman made a motion to approve the November minutes with minor corrections, Betty Dick seconded the motion. The motion passed.

Treasurer's Report: Betty Dick discussed the Profit and Loss sheets for November 2010 and the December 2010 MTD. There were no questions

President's Report: A no report was given.

Architectural Control Committee: There were no ACC requests to report on. Rob Grohman brought a replacement window request to the meeting. Because it was a short month and the meeting was moved ahead of its usual day Rob received an exact window replacement request for 614 Allenview Drive. Debra Wallet made a motion and Betty Dick seconded the motion, to make an exception and allow the Board to approve the request. The motion passed, Rob Grohman told Debra Wallet he would check to see if the building had a majority of windows with grids or without grids.

Publicity: No report was given.

Recreation Committee: Rob Grohman expressed concern that the decorating contest would not have judges. Sean Quinlan was supposed to judge the townhouses and find someone to judge the single family homes. Rob volunteered to judge the single family homes. Duane Herman said he would call Sean to see if he planned on judging. (Sean came to the meeting as everyone was leaving and stated he would judge the townhouses)

Maintenance: No report was given

Nominating Committee: No report was given.

Audit Committee: No report was given.

Budget Committee: Betty Dick gave a report. Rob Grohman expressed concern about the pool budget. An adjustment was made to the pool budget. Debra Wallet made a motion to approve the 2011 Budget as amended, Jack Rieman seconded the motion, the motion to approve the budget was passed.

Managers' Report:

1. Unpaid Charges: Rob Grohman discussed the unpaid charges. He also explained that he and Attorney Ledebahm were playing phone tag and he was still waiting for a return call. Rob is concerned that Mr. Ledebahm is too busy or just not interested but has not heard back. Debra Wallet said she would try to contact Mr. Ledebahm.

Old Business:

1. Drainage pipes (rust and maintenance problems) will be discussed in the spring.  
(OPEN)

New Business:

Meeting Adjourned: The meeting was adjourned at 7:40

Next Meeting: The next meeting will be held on Tuesday, January 25, 2011 at 6:30 PM in the Board Room at Messiah Village.

Respectfully submitted by:  
Rob Grohman