

# Foxboro Coventry Towns Homeowners Association

## Management Committee Meeting

<b>Meeting Purpose:</b>	Management Committee Meeting		<b>Prepared by:</b>	Jesse Montgomery	
<b>Meeting Date:</b>	10/25/11	<b>Meeting Times:</b>	6:00 PM	<b>Location:</b>	HOA Clubhouse

### Committee Attendees

Donald Lowry, Richard Dyson, Matt Klein, Dan Frischknecht, and Jesse Montgomery

### Meeting Minutes

#### Sattelites

The board discussed the rule concerning proper installation of satellites in the community. To be fair and consistent to all homeowners, the board decided it would be best to confer with our attorneys about the proper interpretation of this rule and the proper way to respond to homeowner requests to install satellites. Donald agreed to contact our attorneys on this matter.

#### Management Company Authorizing Repairs

To decrease the responsibility of board members initiating and tracking community repairs, the possibility of passing some of this responsibility to Rockworth was discussed. Board members expressed a desire to keep close contact with homeowners requesting repairs. At a meeting scheduled in November, the board will meet with our attorneys' to discuss new legislation concerning the responsibility of homeowner associations. To ensure maximum efficiency of handling repair requests, the board decided to postpone a decision on this matter until after the meeting with our attorneys'.

#### November Member Meeting

A member meeting is scheduled for November 2<sup>nd</sup> at 6:30 PM. Matt Klein will be presenting information regarding the financials of the Association, including a breakdown of dues and major expenses within the last year. A proposed rental cap will also be discussed. Donald has arranged for a presentation by a subject matter expert, highlighting the benefits of a rental cap.

#### Delinquencies

The board discussed confidential information concerning delinquencies.

#### Homeowner Hearing

The board also met with a homeowner, who had requested a hearing. Results of the hearing were communicated directly to the homeowner.