

The Breckenridge Homeowner's Association ACC meeting was called to order on April 14, 2016 at 6: 34 p.m.

Those Board members present included President Jim Houk; Vice President, Liz Howell; Secretary, Joan Snow; members at large Beth Meyer, and Bill Snow. Candace and Stephanie Lee were absent.

Meeting minutes for March were posted to the Community Bulletin Board on April 14, 2016. It was moved by Beth, and seconded by Liz to approve the minutes as posted. All present Board members approved.

Breckenridge subdivision was vandalized on April 7, 2016, by thieves who were opening (unlocked) cars to look for things they could steal. There were several small thefts from cars, however, cars with locked doors were unharmed. The surveillance cameras at the gatehouse, and a resident's individual camera caught images that were provided to the police department for follow-up. Residents are advised to take precautions to secure their individual property.

Also there are some teens coming into the neighborhood and ringing the doorbell, and running away... Not sure what their purpose is but again, residents are advised to be diligent: look before you open the door. Contact the police to report any suspicious activity. Madison nonemergency dispatch telephone number is 256.722.7190

The violation report is still not active, however, letters will be sent out to this week, with a reminder to homeowner's about the need to address any potential violations. The ACC will be conducting inspections of the homes in May. In addition, the lamp posts will be inspected this coming week in April. Residents are reminded that the lampposts are to be functional at all times, and the responsibility for this belongs to the resident.

It was notes that there is a need for paper towels in the Clubhouse, and soft soap containers. Joan and Bill Snow will purchase these on the HOA's behalf.

The new blue trash dumpsters have replaced the old ones. Rats coming from the creek have been seen at the eastern end of the subdivision. Those residents with small pets that frequent the area may want wish to use caution. As a deterrent, please be sure that trash is inside of a bag, and placed inside the bin

Michael will be installing new flowers in the front area.

Adjournment: It was moved by Liz and seconded by Beth to adjourn the Board's ACC meeting. All present Board members approved. Meeting was adjourned at 7:10 p.m. Next meeting is scheduled for May 12, 2016 at 6:30 p.m.

The Breckenridge Association Board meeting was called to order at 7:15 p.m. Those Board members present included President Jim Houk; Vice President, Liz Howell; Secretary, Joan Snow; members at large Beth Meyer, and Bill Snow.

Meeting minutes for March were posted to the Community Bulletin Board on April, 14, 2016. It was moved by Liz, and seconded by Beth to approve the minutes as posted. All present Board members approved.

Clubhouse Rental Report– no report.

Financial report: Our representative, Chris Wallace at Blevins Tax and Accounting, prepares the monthly financial report for each meeting. The financial report for March was distributed and reviewed. Just a reminder that there will be a financial increase in terms of the HOA dues, beginning July 1, 2016, The increase will raise the fees from \$70.00 to a new rate of \$73.00 per month. All present Board members approved. We have been able to get past the issue of having to wait until after the fifteenth of the month before paying the bills, and with the increase in revenues, there will be no issue with paying our bills as they occur.

The Pool should be ready to go beginning Memorial Day weekend. It has been beautifully repaired and looks great.

Adjournment: It was moved by Liz and seconded by Bill that the Breckenridge Board meeting be adjourned. All present Board members approved. Meeting was adjourned at 7:48 p.m. Next meeting is scheduled for May 12, 2016.