

**Amberfield Board of Directors Meeting  
May 23, 2023**

**Present:** Dorian, Michael, Brandan, Neli, and Tyler, plus Shireen from Abaris.

- Meeting called to order at 7:07 PM.

**Minutes:**

- Minutes from April meeting were reviewed and approved.
- Minutes from March meeting will be reviewed during June meeting.

**AERC Matters:**

- Request from owner of 203 Autumn Flower Lane to waive the \$300 ACC fines from 2021. Board declined the request to waive the fee for 203 Autumn Flower Lane.
- 236 Lazy Hollow Drive and the miscommunication between the owner and Abaris Realty, which resulted in the citations 2 not brought to compliance. The owner has requested an extension until June 1, 2023. Board agreed on the extension.
- 3 Lazy Hollow Way regarding the exterior maintenance violations which have not been corrected for years and the Board's intention to hire a contractor to perform the maintenance at their expense. No response has been received from this owner. Board discussion requested on hiring CE Construction to perform the exterior repairs. Board agreed to discuss further at a later date with more Board representation.

**Correspondence to/from Management:**

- Discussed doing an email blast to residents regarding trash in the neighborhood. Specifically, would like to draw attention to Twisted Stalk Drive, which has had reoccurring issues.
- Abaris will receive an estimated for the cost of a grate for the storm drain to deter groundhog that has been living in the neighborhood and causing disturbances.
- Abaris will get an estimated from legal council to draft easements related to retaining wall #10 project for homeowners involved.

**Old/New Business:**

- Board reviewed proposals from FSC for tree work throughout the community. Board approved the three proposals for tree work.
- Board reviewed proposal for new woodchips in all four (4) tot lots. Board approved the proposal.
- Discussion of a bench for elementary school children drop-off/pick-up location.
- Board suggested a meeting with High Sierra Pools to set expectations for season.

**Executive Session:**

- Request for payment plan by owner of 607 Suffield Drive to be discussed later by Board after reviewing current account history.
- Meeting concluded at 8:21 PM.