MEETING MINUTES
CAMERON STATION COMMUNITY ASSOCIATION, INC.
COMMON AREA COMMITTEE

Monday, August 14, 2017

The regularly scheduled monthly meeting of the Common Area Committee (CAC) was held on Monday, August 14, 2017. The meeting was called to order at 7:00 PM by Robert Burns, CAC Chairman, in the Henderson Room of the Cameron Club, Cameron Station.

Members Present: Robert Burns, CAC Chairman
Jeanne Brasseur, CAC Secretary
Allen Brooks, CAC Member

Kathy McCollom, CAC Vice Chairman
Linda Greenberg, CAC Member
Mindy Lyle, CAC Member

Members Absent: Susan Willis, CAC Member

Others in Attendance: Joel Owen, Lancaster Landscapes
Carlos Rios, Lancaster Landscapes
Peter Miller, Lancaster Landscapes

OLD BUSINESS:

Move to: Approve Meeting Minutes – July 2017
Moved by: Greenberg
Seconded By: Lyle
For: All
Against: None
Motion Passed

Updates:

Turf Care/Turf Enhancement: Turf fertilization and weed control application will begin in early September followed by turf seeding and aeration to be completed by the end of October.

Mulch Areas: Lancaster Landscapes is compiling a list of areas throughout the community that will be mulched. These areas have such poor soil, invasive tree roots or significant shade that it makes it difficult for turf to grow.

NEW BUSINESS:

Resident Open Forum: No residents in attendance

Board Update: None

Common Area Application: None

Proposal Considerations: Please note that the CAC reviewed CS budget lines for each proposal to ensure adequate funding was in place and available to cover the costs before a final vote was taken or a determination to hold the proposal was made.
Plant Material Installation along Duke Street (Proposal 28564; previously submitted as 28499):
The total cost is: $1,766.00 (Budget Line: 6160)
- These new plants will replace dead or missing plants. This is part of normal landscaping upkeep and helps maintain the overall aesthetic of the community.

Move to: Approve Plant Material Installation
  Moved by: Lyle
  Seconded By: Greenberg
  For: All
  Against: None
  Motion Passed

Drainage Work adjacent to 148 Martin Lane (Proposal: 28260):
The total cost is: $887.50 (Budget Line: 6600)
- Regrading of the area with the addition of gravel will prevent standing water.

Move to: Approve Drainage Work
  Moved by: McCollom
  Seconded By: Lyle
  For: All
  Against: None
  Motion Passed

The following proposals are being held pending more information. Once the necessary information is available, the CAC can proceed with review/adjudication:

Proposal 28273 – Gazebo Lighting

Required amplifying info: The revised proposal needs to remove the lighting of the trees and itemize the associated costs (i.e. material, labor, etc.).

Livermore Path Lighting: Are there other proposals available? Where will the lights be mounted? If on new posts, does this require city approval? If on the existing residents’ fences, have the homeowners’ been notified? How many lumens to the bulbs produce? Shouldn’t the fixtures be downlight to prevent light wash into the homeowners’ property? A visual depiction of the plan needs to be part of the proposal.

Community Paving & Crack Filling: What streets will be repaired by the proposal? What was the criteria to determine necessary work quoted in the proposals? What is the itemized cost for each street that needs repairs? Did the companies review the community roads in person or what information was provided by the CMC upon which the companies could base these proposals? Also, was Virginia Paving contacted to provide a proposal? CS has a positive history of working with the company which may lead to a more competitive bid for services.

Discussion:

Compass Updates – Linda submitted an article and photos to The Compass for inclusion in the next publication.

Lancaster Landscapes Appreciation Lunch – The CAC is strongly in favor of supporting this event either through sponsorship or from community funds. What is the current status of this event occurring?
**Budget Information** – CMC had been providing budget line information on proposals submitted to the CAC for review. This information has fallen off in recent months, and the CAC would appreciate if CMC would provide that info in the future.

**Community Walk-Thru** – The next walk-thru is August 17th at 8:00 AM.

The next meeting will be on September 11, 2017 in the Cameron Club.

The meeting adjourned at 7:43 PM.