

JUNO ISLES CIVIC ASSOCIATION  
June 6, 2011  
BOARD OF DIRECTORS MEETING

The regular monthly meeting of the Juno Isles Civic Association Board of Directors was held on Monday, June 6, 2011, at Holy Spirit Church on Ellison Wilson Road.

❖ **Roll Call and Call to Order:**

President Louis Vilardo called the meeting to order at 7:14 p.m. The following Board members were present:

Felice Beyer		Unexcused
Bob Bittenbinder	Present	
Elizabeth Bartholomew		Unexcused
Doug Carpenter		Excused
Blas Contreras	Present	
Susan Czelustra	Present	
Ron Hoehmann	Present	
Mary Ann Martin	Present	
Jim Moore		Excused
Rodney Riccardi		Unexcused
Louis Vilardo	Present	
Jud Whitehorn	Present	

Note: The minutes refer to Board members by their first name as listed above.

❖ **Approve Minutes:** April 11, 2011

Bob made a motion to approve the minutes as amended. Jud seconded the motion. All were in favor, and the motion passed unanimously.

❖ **New Business:**

**July 4 Bike Parade**

Lou described the activities that took place in previous years. At 10 am, children on bicycles followed a fire truck around Ardley Court, on the West side of Ellison Wilson Road. The Association provided juice boxes, water, coffee, donut holes, popsicles, flags, etc. Lou said the resident at 2024 Ardley Court offered his property as the staging area for the upcoming event.

### **Sprinkler Repairs**

Lou said the front island vegetation was virtually dead about a month ago. Juno Sprinkler said some valves needed to be replaced at an estimate of \$200. After the repair, the sprinklers still did not have much pressure. A ruptured line was located, incurring three days labor and around \$1200 expense for the repair. All were in favor of the expenditure, and it was unanimously approved.

### **Review of Covenant Language Regarding Corner Lots**

Lou distributed copies of Covenants Paragraph VI Setbacks and Free Spaces of Buildings with statement 2. highlighted. It was discussed whether “. . . a shorter dimension . . .” referred to the length of the street, the length of the house, or the length of the lot. Lou said he would research the County’s definition for the front line of a house.

Lou said Felice had not been to a meeting in quite some time and asked if the Board members knew of anyone interested in joining the Board. No one did.

### ❖ **Treasurer’s Report** – Blas

Blas reported ten assessment notices were returned as undeliverable. Jud offered to locate the addresses, and Blas gave the list to him. Blas said he would get a report of homeowners who had not yet paid 60 days after assessments were issued. Blas reported a balance of \$50,463.17 at TD bank and an operating balance of \$16,951.69 at Anchor bank as of May 31.

### ❖ **Committee Reports**

#### ▪ **Architectural Committee** – Jud

Jud identified the need for more specific definition in Covenants Paragraph VI.

A pool variance was requested and granted at 1682 Juno Isles Blvd.

A fence at 1855 Crafton Road was requested and granted.

An application to build an addition at 2133 Ardley Road was denied since it failed to meet required setbacks.

The suggestion was made to establish a policy not to review architectural plans or hear requests for variance if the resident’s Association dues were not current. Jud made a motion to establish the policy. Mary Ann seconded the motion. All were in favor, and the motion passed unanimously.

#### ▪ **Covenants Committee** – Blas

Rhonda Thomas reported she inspected the community on April 19, April 26, May 22, and May 27. Six notices were sent in April and four notices were sent in May. Many violations were resolved. Rhonda said the County Code Enforcement office extended compliance to June 30 for four violations.

Blas left at 8:30.

- **Crime Watch – Bob**  
Bob reported someone breaking and entering at a residence on Ellison Wilson Road. The resident phoned the Sheriff's office, holding the thief at gun point. An hour and a half later, the resident let the thief go. An hour after that, someone from the Sheriff's office arrived at the residence. Lou asked Bob to contact the resident and get all the particulars, including the exact times, so Lou could turn it over to Karen Marcus's office.
- **Social Committee – Ron**  
No report.
- **Landscape Committee – Louis**  
Reported Sprinkler Repairs above.
- **Communication - Susan**  
Sue requested Board members forward to her the names of anyone they knew who ran a privately owned business. She would like to solicit them for ads in the newsletter.

The next meeting was scheduled for July 11.

❖ **Adjournment**

Bob made a motion to adjourn. Mary Ann seconded the motion. All were in favor, and the motion passed unanimously. The meeting adjourned at 9:01 p.m.

Respectfully submitted,  
Rhonda Thomas