

**HEDINGHAM COMMUNITY ASSOCIATION  
BOARD OF DIRECTORS MEETING MINUTES**

The regular monthly meeting of the Hedingham Homeowners Association was held on April 14, 2010, at 7 P.M. in the Willow Oak Clubhouse. Board members present included Secretary Jane Schwartz, President Ed Behan, Brent Wood and Treasurer Tracy Hicks. Michael Zmuda was also present on behalf of CAS Management.

Jane moved to accept the minutes from the March 10th board meeting. The motion was adopted.

Maintenance reports were given by Jonathan Hill (Fred Smith Family Company).

A report was given by Officer Porter with the City of Raleigh Police Department.

A Community Manager's report was given by Michael Zmuda.

Brent Wood made a motion to allow the swim team to sell concessions at the pools during regular operating times as long as they were responsible for cleaning their space and follow any health department food safety guidelines. A motion was also made by Brent to allow the swim team to rent the clubhouse for their social functions for the current cleaning fee. The motions were passed on the condition that these privileges can be revoked by the board at any time

Jane Schwartz made a motion to accept the CC Mangum bid to repave and repair curbs at the Willow Oak parking lot and to restripe all 3 Association parking lots. The motion was adopted.

Jane Schwartz made a motion to approve the March financials as presented by Tracy Hicks. The motion was adopted.

Tracy Hicks made a motion to accept the 3 year (2010-2012) CAS management contract. The motion was adopted.

Tracy Hicks made a motion to allow Michal Zmuda to contact Henry Jones for legal advice on writing sound parking rules for the community. The motion was adopted.

A report was given by Steve Schwartz regarding the Violations Committee. The committee needs several more volunteers.

Jennifer Moore gave a report on the Social Committee.

A report was given by Sid from York Security.

The meeting adjourned at 9:06 P.M.