

Muirfield Association, Inc.
Board of Trustee Meeting

Meeting Date: Thursday, October 23, 2008

Meeting Place: Muirfield Association Office
8372 Muirfield Dr., Dublin, OH 43017

Start Time: 4:30 p.m.

Attendance: Trustees: Steven Miller, Peggy Pace, Diana Evans, Robert Fathman, Warren Fishman, O. H. Koeplin, Jeff Stucke. Trustees absent: Scott Streater, John Reiner. Staff: Walter Zeier, Sandy Moreland.

Guests: Doug Johnson, representing the Muirfield Village Civic Association
Charles Murlin, representing the Hylant Insurance Group

Chaired by: President, Steven Miller

Call to Order

- Meeting called to order by Mr. Miller
- Motion to approve minutes of July 9, 2008 meeting moved by Ms. Pace. Mr. Fathman seconded. Vote: 7 for, 0 against, 0 abstain. Motion passes 7, 0, 0.

Mr. Streater arrived at 4:35 pm.
Mr. Reiner arrived at 4:40 pm.

Resident and Communication Received

- Mr. Murlin, representing the broker, Hylant Insurance Group, presented a proposal for renewal of property & casualty insurance for the Association. He replaces Mr. John Catrabone as Philadelphia Insurance Company's agent. Liability modifications to the current policy include: covering the Glick Rd. waterslide, covering Muirfield Dr. sprayground, adding molestation and abuse coverage, adding athletic participant coverage. Property coverage increased for contractor equipment coverage. Premium came in at a 4% reduction from last year.
- Mr. Murlin noted that the Director and Officers Insurance (D&O) comes due in February. He will explore increased coverage and present a report at the January meeting. Discussion will be continued in executive session.

Grounds & Facilities Report

- No report given.

Civic Association Report

- Mr. Johnson said the pool survey was distributed via email to all members of the Civic Association, as a courtesy to the Association.
- He reminded the group that the 'Black and Tan' fundraiser is scheduled for November 1, 2008. Proceeds to benefit the Miracle League of Central Ohio.
- The annual Civic Association's Progressive Dinner party was a success with over 60 couples attending.

**Civic
Association
Report, cont'd.**

- Ms. Pace asked the Civic Association to consider becoming involved in the upcoming Dublin Bicentennial Celebration.
- Mr. Stucke asked the group to consider involvement in 'greening up' Muirfield and wondered if electronic mailing (rather than paper mail) has been a problem for their group. Mr. Johnson responded that there have been very few complaints about emailing correspondence. Mr. Reiner urged caution when passing information via the internet.
- Since this committee's reports are done through emails, Mr. Fathman requested removal of the Civic Action Committee Report from the agenda. Any communications not covered in emails will be provided in the Civic Association Committee reports.

Mr. Heald arrived at 5:10 p.m.

**Long-Range
Planning Report**

- Mr. Streator reviewed results of the survey distributed at the pool in August and emailed to Civic Association members. The next steps are to prioritize low-scored areas for prompt improvement; increase exposure to all residents by including the survey with the annual assessment billing; consider abbreviated form for survey; and use internet access for survey distribution and response.
- Ms. Evans reminded the group that any communication done on behalf of the Board of Trustees must be presented to the trustees for approval before publication.
- At the next meeting, the Long-Range Planning Committee will present the Board of Trustees with a recommendation for distributing another survey.

**Executive
Session**

- To discuss the insurance coverage proposal presented earlier in the meeting, Ms. Evans moved to adjourn to executive session. Mr. Streator seconded the motion. Vote: 9 for, 0 against, 0 abstain. Motion passes 9,0,0.

**Regular meeting
re-convened**

- Mr. Fathman moved to adjourn executive session and reconvene the regular business meeting. Mr. Stucke seconded the motion. Vote: 9 for, 0 against, 0 abstain. Motion passes 9,0,0.
- Mr. Streator moved to direct the General Manager to bind the Philadelphia Insurance Company for property and casualty coverage renewal for 2008-2009 year, with the provision that, when feasible due to timing of services, staff exercises due diligence and good purchasing practices in the bidding process. Mr. Fishman seconded the motion. Vote: 9 for, 0 against, 0 abstain. Motion passes 9,0,0.

**President's
Report**

- Mr. Miller asked for suggestions to fill the unexpired term of Grounds & Facilities Committee member, Ken Ferrari, who due to business responsibilities cannot fulfill his term. The following names were submitted: Kevin Eichner, Chris Groomes, Mike Grodhaus, Jim Moore, and Ted Saneholtz.

President's Report, cont'd. After discussion, a hand vote was taken with Jim Moore receiving 7 votes. Ms. Pace will contact Mr. Moore for his interest in filling the unexpired term.

Treasurer's Report - Mr. Zeier presented the Profit & Loss vs. Actual Report and Balance Sheet for period ending September 30, 2008. Mr. Zeier clarified questions concerning money market account balances, concession income & expense, donated property and miscellaneous income.

General Manager's Report - Mr. Zeier presented the Design Control Committee report ending September 30, 2008. There were no questions.
- Mr. Zeier presented the list of deed violations scheduled for revocation. After discussion, Mr. Fishman proposed that Association staff contact mortgage companies, the city, and realtors for assistance in clearing violations on vacant or abandoned properties. Trustees agreed.
- Mr. Koeplin moved to revoke privileges from the list of property owners who have not corrected long-term violations. Mr. Miller seconded the motion. Vote: 9 for, 0 against, 0 abstain. Motion passes 9, 0, 0.

Legal Counsel Report - No litigation at this time.

Old Business - Mr. Stucke suggested that Muirfield residents, staff and facilities develop a recycling program, reduce paper usage, and encourage residents to create a 'green' outlook. He described a website sponsored by SWACO that has helpful tips for recycling - www.swaco.org
- Mr. Zeier was directed to include the cost to purchase recycling containers, and the cost to relocate the main dumpster in November's budget proposal.
- Mr. Zeier reviewed the cost to install an elevator at the Association office; steel costs have gone up considerably since last year. Trustees directed Mr. Zeier to get additional bids for review at the November meeting.
Mr. Koeplin left the meeting at 6:35 p.m.

New Business - Ms. Pace introduced a request from the City of Dublin asking the Association to participate in the upcoming Bicentennial Celebration. Trustees will look for a volunteer to represent the Association at planning meetings.
Ms. Pace left the meeting at 6:40 p.m.
- Mr. Zeier reported that three irrigation projects were completed in the north-west area of Muirfield Village, along Glick Road. Three more irrigation installations are scheduled for completion next year.
- Mr. Zeier reported that many trees were lost as a result of the recent wind storm. Staff continues to clean up areas and replace trees in appropriate areas. An upcoming newsletter article will remind residents of the requirement to replace lost trees on their property.

New Business, cont'd. - Mr. Zeier said the Association is working with Legal Counsel to pursue repayment of damages from a vehicle accident that heavily damaged the stonewall at Din Eidyn Dr.

Adjournment - Mr. Streator moved to adjourn the meeting. Mr. Stucke seconded the motion. Vote: 7 for, 0 against, 0 abstain. Motion passes 7,0,0.

Respectfully submitted by:

A handwritten signature in cursive script, appearing to read "Walter Zeier", is written over a horizontal line.

Walter Zeier, Secretary/Treasurer
Muirfield Association, Inc.