

RAINTREE LAKE PROPERTY OWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

January 9, 2018

7:00pm

1. OPEN FORUM

10 Minutes Total – Give your name and address before speaking.

Judy Taylor - Would like to see RLPOA bid out annual common ground maintenance to lawn care companies to compare to current costs; Would like to have a committee review all rules and bylaws to see if there are any changes that should be made; Would like all rules and policies regarding hiring practices and employment to be made available on the RLPOA website

AGENDA

2. DETERMINE QUORUM & CALL MEETING TO ORDER

Jeff Sowinski called meeting to order at 7:13PM. Directors in attendance were: Cindy Lyon, Sharon McCann, Brenda Miller, Mark Spencer, Jeff Sowinski and Brian Williams. Absent: Alan VanDeusen and Randy Kidd. Also in attendance were Rachelle Vandiver and Josh Cresswell.

3. PLEDGE OF ALLEGIANCE

4. CONSENT AGENDA

APPROVAL OF DECEMBER MINUTES

APPROVAL OF PAYMENT OF BILLS

A. Sharon McCann moved to approve December Minutes and Payment of Bills. Brenda Miller Seconds. Approved, Unanimous

5. TREASURER'S FINANCIAL REPORT

B. Sharon McCann read the Financial Report.

FINANCIAL STATEMENT

DECEMBER 2017

Budget Analysis

Income:

Dues	\$89,556.93
Other Income	\$12,467.09
Total	\$102,024.02

Expenses for December \$ 52,373.52

Bank Account Balances as of December 314,676.15
Cash Subtotal Security Bank

Reserves 2017 Capital Assets Reserve \$205,355

Future Projects Facilities \$7,500

Raintree View
Walking Trail
Siltation Loan

\$16,550
5,406
(\$45,000)

	2017
Total Outstanding Dues/Fines a/o 12/31/2017:	\$57,505.04
Balance Due Liens Filed: (21)	\$46,493.45
1st Letter (73)	\$8,780.80
2nd Letter (8)	\$2,230.79
3rd Letter (0)	\$ 0

	2016
Total Outstanding Dues/Fines a/o 12/31/2016:	\$58,250.60
Balance Due Liens Filed: (22)	\$44,754.62
1st Letter (92)	\$10,960.65
2nd Letter (10)	\$2,535.33
3rd Letter (0)	\$0

6. LEGAL REPORT

**C. Jeff Sowinski read the Legal Report
For December 2017**

Judgments – 7

Bankruptcies – 4

Foreclosures – 1

Payments – 4

Demand – 5

Court – 2

Delinquency Paid in the month of December \$12,688.43.

7. UNFINISHED BUSINESS

A. None

8. NEW BUSINESS

A. Appeal ARB Disapproval 121817-V2

a. Approved

B. Appeal ARB Disapproval 112017121817-HC13

a. Approved

C. Application 121917-1034

a. Approved

D. Lake Committee presentation on ramp

a. Brief discussion regarding moving courtesy dock to boat ramp to assist with loading and unloading. Pushed to Work Session.

E. Backhoe repair

a. **Brenda Miller moved to approve up to \$8,000.00 from Account 7002-200 for backhoe repair from Victor L. Phillips Co. Sharon McCann seconded. Approved, Unanimous.**

F. John Deere Lease versus purchase

a. Pushed to discussion at Work Session

G. ARB Appointments

a. ARB requested Chris Cox, Jack Stout, and Jason Cisper be appointed to the Architectural Review Board. Chris Cox was in attendance.

b. **Sharon McCann moved to appoint Chris Cox to the Architectural Review Board. Brenda Miller seconded. Approved, Unanimous.**

9. ANNOUNCEMENTS

- A. Board Nominations for 2018-2021
- B. ARB Chair resignation

END OF BUSINESS

10. OPEN FORUM

11. ROUNDTABLE

- a. Brian - Discuss video recording of future board meetings at next work session
- b. Brenda – Let's look into getting street markers for walking trails around the lake
- c. Mark – Let's make sure the community knows the costs and responsibilities of having a gated community
- d. Sharon - Re-inform community that Constable is a recommended provider of trash services and the more residents that sign up the lower the prices will be.
- e. Cindy - None
- f. Jeff - None.

12. ADJOURNMENT