

**Gold Ridge Forest POA
BOD Meeting Minutes 8-27-14**

Meeting called to order by Vice President, Pat Schoggins at 7:05pm, Karen Frame will be coming in late due to open house.

Pat S-motion to approve the July 12, 2014 Annual Membership meeting minutes, second-Martin, all in favor, Feuerhelm-aye, Martin-aye, Schoggins-aye, motion passed.
The Secretary needs to sign the minutes to record approval.
Karen Frame arrived, meeting minute approvals continued.

Karen F.-motion to approve the Executive Board Meeting Minutes from July 12, 2014, second-Schoggins, all in favor: Martin-aye, Feuerhelm-aye, Schoggins-aye, motion approved.

Diane M.-motion to approve July 24, 2014 Board Meeting Minutes, second-Feuerhelm, all in favor: Martin-aye, Feuerhelm-aye, Schoggins-aye, motion passed.

Pat S.-motion to approve August 2, 2014 Executive Board Meeting Minutes, second-Martin, all in favor: Martin-aye, Feuerhelm-aye, Schoggins-aye, motion passed.

Pat. S-motion to approve August 9, 2014 Executive Board Meeting Minutes, second-Feuerhelm, all in favor: Martin-aye, Feuerhelm-aye, Schoggins-aye, motion passed.

Diane M.-motion to approve August 21, 2014 Executive Board Meeting Minutes, second-Feuerhelm, all in favor: Martin-aye, Feuerhelm-aye, Schoggins-aye, motion passed.

Director Reports

Finance

Pat Schoggins- copies of Budget vs. actual from year to date January 1 thru August 27, 2014.
Administrative Expenses-insurance for commercial and director liability has been combined; it will be separated and corrected.
Third Quarter reserve contribution has been made.
Dues collections- only a few in arrears.
Recreation expenses- we have done really well on water conservation at the pool area.

I suggest we pump the septic tank at lodge due to restroom remodels; it has not been done since 1997.

Greenbelt

Discussion of greenbelt tree removal and greenbelt clearing budgets, one over, one under will balance out.

CC&R

Dianna Feuerhelm- we have received a few complaints; regarding an unauthorized deck, a letter was sent, and previous clean up complaints to follow up on.

Architecture

Dianne Martin- nothing to report other than the one carport request that was approved.

Recreation

Karen Frame – (appointed Recreation Director), we are planning on closing the pool on Sunday, Sept. 7th. We will be short on pool staff on Sunday August 31st, Pat will cover the pool from 10:30-1:30, and I will cover from 1:30 -4:00. During that time Pat will be giving me hands on training on chlorine, filters, pumps and daily operations. Pat- next Friday we will have Splash Pool and Spa Service will coming out to go over winterizing and adjustments of variable speed pumps. Our current grounds keeper, Austin will be staying through fall; we will need to hire a replacement for him when he leaves for the military. In the spring we will hire a new grounds person and a new pool manager, with input from the board. Returning and recycling staff tee shirts will be discussed for next season.

Pat-the lodge remodel will start on Sept. 8th, they will have their winter exercise class in the pool cabana during the remodel.

New Business

Karen Frame-Due to Tom Hilton stepping down from the board, we have openings to fill the Recreation and Greenbelt positions. I was voted in to take over Recreation, and if anyone knows someone who may be interested in taking over the greenbelt position, ask them to contact the office and we can also advertise it in the September newsletter.

We have also had a change in the secretary position on the board, which is now Dianna Feuerhelm. If it is possible, I would like to change our monthly board meeting from the fourth Wednesday of the month to the fourth Thursday of the month.

Dianna F.-I have no problem with that, I would also like to suggest moving the time earlier to 6:00pm.

Dianna F. – I make a motion to change our regular monthly board meeting from the fourth Wednesday to the fourth Thursday of the month, to start at 6:00pm, beginning in September, second-Martin, all in favor: Martin-aye, Feuerhelm-aye, Schoggins-aye, motion passed.

Questions from members before going into reserve study items?

Member of audience volunteered to take on greenbelt position, will meet with board members to discuss job description at a later date.

Member thanked the board for volunteering their time, doing a great job managing the association and recreation areas, especially appreciates allowing swimming lessons, tennis lessons and water aerobics, all assets to GRF.

Reserve Study Draft Review

Pat Schoggins-review of 2014 and 2015 line items listed for improvements.

Pat-motion to accept a change order for removing the raised floor in the stage area reinstall flooring and eliminate need for step installation, second-Martin, all in favor: Feuerhelm-aye, Martin-aye, Schoggins-aye, motion passed.

Open Forum

No other concerns

Meeting adjourned at 8:42pm