

March 26, 2014 BOD Meeting Minutes

Meeting called to order by President John Van Schoyck, Directors in attendance: John Van Schoyck, Tom Hilton, Pat Schoggins, Abe Arriola-could not get away from work, Karen Frame due to arrive.

Meeting Minutes Approval

Pat Schoggins-motion to approve the Executive Board Meeting Minutes on February 26, 2014, Second-Hilton, vote: Van Schoyck-aye, Schoggins-aye, Hilton-aye, minutes approved.

Pat Schoggins-motion to approve the meeting minutes from the regular board meeting held on February 26, 2014, second-Hilton, all in favor, Van Schoyck-aye, Schoggins-aye, Hilton, aye, motion approved.

(Karen Frame arrived)

Director Reports

Financial-Pat Schoggins- See Budget vs. actual thru March 31, collection fees are fees paid to ALS for the property on Pearl that was foreclosed on. GRF is now on title in the third position; there is a first and second mortgage ahead of us. We are waiting on getting the Trustee Deed Upon Sale.

Roberts 2013 Year End Report, Accrual basis, amounts billed, not received. Cash 2014 left at the end of the year, this is where we decide where to put the extra, and Roberts suggests we keep excess funds available. All BOD agreed.

Tom Hilton-move to accept the yearend report as written, second-Schoggins, vote: Frame-aye, Hilton, aye, Schoggins-aye, report approved.

Greenbelt

Tom Hilton- I have contacted Eric Hill from Hilltop Tree Service, he has been out of town and will be getting some new bids next week for the next areas, C-4 and C-11. The large pile in the disc golf course has been burned.

CC&R

Karen Frame- I will be doing a walk thru on Agate Court and putting together a list of violations and sending letters to homeowners.

We have been having a lot of inquires at the office asking the board to take care of issues that are not necessarily CC&R issues or board issues, i.e. the homeless person seen on Gold Ridge and Amber. I am wondering if we could/should send out a letter to homeowners listing what can be brought to the office, if there are complaints brought to the office, in order for the board to act on those complaints we need have something in writing to documented from the person who is bringing the issue to the office, and also for those issues, that the homeowners association doesn't take responsibility for. Discussion of homeless persons camping in GRF, options to call Sheriff, per Sheriff, property owners can remove trash & belongings.

Karen F.-one more update on deck issue, I have been told El Dorado County is getting involved to get it removed and I believe they will begin fining the owner in addition to GRF fines currently being assessed monthly. Once the deck is removed, I would like to keep the fines charged in place and not rescind them.

Architecture

Pat S.-Review a storage shed request, another shed was built and then submitted approval forms after completed, it is not finished, siding is pressed wood, unpainted, and looks to be out of compliance with setbacks. Send a letter requested it to be moved to meet the setback to property line.

Discussion of previously approved paint colors and repainting, tabled to New Business agenda item.

Tree removal request made by a homeowner to remove 2 maple trees planted by previous owner, not indigenous to the area and blocking sun. Tom will follow up.

Recreation

Tom Hilton-moving along to opening day for the pool on May 24th, staff is being hired and set up; Nina is on top of opening tasks. I had a problem with the pumps at big pool, done reset, everything is fine. One small water leak left in the big pool that I will take care of, it is off the solar line, and I have the parts and will repair it.

We are not going to have a snack bar this season, unless we get a lot of complaints. It has not been cost effective. Vending machine options were discussed.

New Business

Aqua Aerobics-Carol Steinbrecher-presented a proposal to due to class popularity and full classes of 25-30 people per class, we are looking at doing 2 classes.

Option #1- move lap swimming from 8:30 to 8:00 that would provide one hour and 15 minutes and would allow aqua aerobics to start at 9:30, for a 60 minute class to end at 10:30.

Option #2- has 2 classes, one starts at 9:30 for 45 minutes, and the second class to start at 10:15, for 45 minutes and end at 11:00. Our class now ends at 10:45, and I can count on one hand the number of people waiting to swim at that time.

I have been asked by numerous people to provide an evening class, for those that work full time. Nina and I have been talking about it trying to come up with a plan that would work.

We would look at the least used evenings and have a class from 7:00-8:00.

Or provide an afterhours class at no cost to GRF for staffing. We would provide a class taught by a CPR trained instructor, Steve and I are both First responders have the training, and our other instructors, Amy Teal and Nina Stypa also both have CPR.

Discussion of lighting.

We would like to offer classes 5 days per week to meet the requests of clients. We are increasing our fees from \$35 per month for unlimited classes to \$40 per month, or \$50 per month for both morning and evening classes. Which we will continue to pay GRF the 10% facility use fees. Decision tabled until next month after conferring with pool manager.

ALS Transfer approval

Pat S. these 4 homeowners, Unit/Lot# 3-039, 3-085, 2-081, 2-067 are now 3 quarters in arrears, motion to approve transfer to ALS to file a lien, second-Hilton, vote: Frame-aye, Hilton-aye, Schoggins-aye, motion passed.

Bathroom Remodel

Pat S.-see copies of preliminary bathroom remodel drawings, making the doors wider and making both bathrooms ADA compliant. Discussion of sinks, toilets, mirrors, etc. needed and prices. In order to not be classified as a commercial building and meet those requirements, we can change lodge rentals to members only; discussion.

Pat Schoggins-Motion to limit lodge rentals to members only, second-Hilton, vote: Frame-aye, Schoggins-aye, Hilton-aye, motion passes.

Paint Selections

Review and discussion of color charts previously approved. Currently house paint approval can be done at office according to the pre-approved charts. Clarification on need for owners that are repainting, they must still submit approval form for current board approval. Send out reminder in next newsletter to get approval for paint colors, even if the same color was previously approved.

Tom-rescind original motion and make a new motion concerning colors of repainted homes in GRF, to use the color chips approved by the board, second, discussion-John Van Schoyck on record does not agree with asking to get approval again for a color previously approved. Vote: Frame-aye, Hilton-aye, Schoggins-aye, motion passes.

Reserve Study

Pat Schoggins-review projected 2014 costs for: shuffle board court resurface, move to future kiosk re-roofing, Lodge bathroom remodel drafting and structural engineering fees, no need for pool filter cartridges to be replaced, pool chairs purchased, basketball backboard-move/cancel, fencing repair behind tot lot, signage-6 activity signs in recreation area, copier move to 2015, water heater for pool, ok. Lodge folding chairs, pool umbrellas, lawn mower.

Open Forum

Member sent in complaint in March, asking about status, concerned regarding trash and fire hazards. Karen Frame will follow up.

Meeting adjourned 9:15pm.

