

Board Report
Rabbit Run Homeowner's Association
May, 2013



Board Members Present: Meeting by email

Others Present: Meeting by email

June 9, 2013

Financials

We currently have 23 homes that have not paid their 2013-2014 dues. The amount outstanding is \$13,700. All liens have been filed. Last year at this time we were at 7 homes and \$8,440 outstanding. Of the 23 outstanding, 7 are the same as last year.

Rentals of the recreation center are at \$5,245 with 112 rentals. The average rental this year is \$46.83 compared to \$5,295 for 182 rentals last year.

New Business

Pool Opening

The pool deck was power washed and repainted with two coats of paint. The gazebos were also painted with two coats. The pool liner was re-caulked around the large pool. All the furniture was power washed and the first weekend was a success. Few residents were at the pool Saturday or Sunday due to bad weather but this week we have had outstanding numbers each day. Jorge met with the pool manager a few times during the first week to make sure everything was in order. He reminded her to make sure all guards are checking passes.

Prior to the opening of the pool, the curbs in the parking lot along with the handicapped parking area were repainted and the new annuals were planted. The new walkway to the tennis courts was completed and new signs for the tennis courts were designed and purchased. This included "No Pets Allowed " signs. These will be installed by June 15.

Jorge contacted the playground company a few weeks ago about replacing some items on the play sets that have been damaged. They are ordering all these items and will install them once everything is in.

Jorge spoke to the landscaping company about the amount of annuals that were installed. After a few discussions the landscaping company added more flowers to the entrances. He also reminded them to clean the weeds and install flowers by the sign on Wellington and Blenheim.

The pump room outside door was having problems locking, and Jorge has fixed it. In addition, two street lights by the recreation center stopped working. The management company called KU and they determined there were some faulty connections. After two visits to the lights KU was able to fix them.

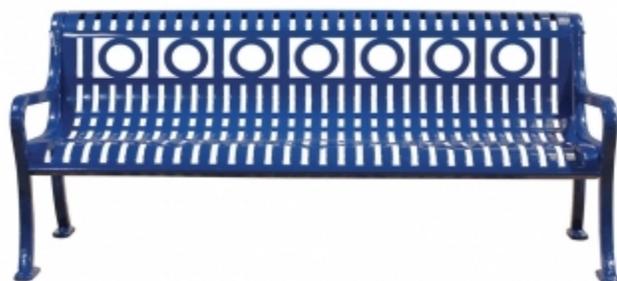
Tennis clinics were held in May. The camps start the first week of June.

We would like to request permission to replace the picnic tables. They are both broken and rusting. We have attached a link to recommend purchasing. We also would like to purchase benches for the playground area. The one we had was damaged by children this past week. Both



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the tables and benches are made of expanded metal. Both would be green. The costs range in the \$500-\$700 range for each. See below.



Respectfully submitted,

Jorge Lancho
Lancho Management Group