

MINUTES
Board Meeting
Rabbit Run Homeowner's Association
February 28, 2011



Board Members Present: Maria Gnas, Bob Simpson, John Elias, Kelly Stone, Billy Smith, Linda Bunting, Richard Potts.

Others Present: Jorge Lancho and Clare Frost

John Elias called the meeting to order at 6:35 p.m.

The January meeting minutes had already been approved and posted on the website.

Financials

Jorge advised the board that outstanding dues collections for 2010-2011 were higher to date than 2009-2010 collections had been at this time. (In February 2010, there were 20 homes outstanding for dues, for a total of approximately \$10,600. In February 2011, there are 24 homes outstanding for a total of \$18,000.) Of the 24 homes currently outstanding, 13 are the same as last year. Jorge also informed the board that the outstanding money due from 920 Palomino would be paid due to new owners. He also informed the board that the home at 841 Quarter Horse was up for sale. The sale will not be able to proceed until all fees and fines are paid. The amount is over \$4,700.00.

Jorge advised that all financial information for the last fiscal year has been sent to the accountant for the annual audit and it should be ready for review by the next meeting. He also advised the board that recreation center rentals are up \$65.00 year-to-year.

Jorge also shared the monthly bills to pay with the board. After board review, there were no questions.

New Business

Treadmill Repair: Jorge advised the board that the motor on one of the treadmills had been rebuilt. Jorge again recommended that the board plan for purchasing a new treadmill next year. He will be getting pricing for treadmills and bikes.

New Landscape: Jorge advised that the new landscape project would start in late March or early April. It will depend on the weather.

Sprinkler System: Jorge shared with the board that he will be getting quotes on upgrading and adding zones on the sprinkler system once the landscaping gets started and the beds take shape.

Pool Chairs: New pool chairs will be ordered in April to replace some of the older chairs that we currently have in use.

Upcoming Events: The Easter Egg Hunt will be on April 16 at 11am. Jorge asked the board if they wanted to sponsor a Spring Garage Sale as we did last year. The board voted 7-0 to hold the garage sale on May 21. The association will pay for signage and place ads in the newspaper. Jorge informed the board that the May newsletter would be sent out on the week of May 23. Included in this packet would be the Rules and Regulations, Pool Passes and the newsletter. Jorge shared the dates for the pool opening (May 28), Pizza Pool Party (Aug 12) and the Visit with Santa (Dec 4).

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With no further business, Richard made a motion to adjourn, and Billy seconded it. Motion carried, and the meeting adjourned at 6:59 p.m.

Respectfully submitted,

Jorge Lancho
Lancho Management Group