

MINUTES
Board of Directors Meeting
Rabbit Run Homeowners Association
August 24, 2015



Board members present: Gordon Doyle, Richard Potts, Don Vittetow, Linda Bunting
Others present: Susan Lancho, Jorge Lancho, Alen Windland, Jeff Self

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

The July reports had been distributed by email to board members since there was no July meeting.

Financial report

The financial reports were distributed to board members before the meeting. Currently there are 14 homes that are in arrears for 2014-2015 dues, for a total of \$19,057, a slight improvement from last month. These residents have received notices regarding their outstanding dues payments and late fees. Liens are in place on all of them.

Recreation Center room rentals are down \$125 from last year at this time, but we have had seven more rentals year to year. Average rental cost is \$58.06 this year vs. \$65.32 last year.

Three of the sixteen houses that are affected by the new Fort Harrods Drive fence have paid their portion of the fence cost in full. Six out of the sixteen have not paid their first installments.

Account Set-Up

Richard advised that he would like to switch from a Certificate of Deposit to another type of account with better interest for capital improvements.

Other Business

There was discussion regarding city versus private garbage collection in Rabbit Run.

There was also a question about when the new Fort Harrods Drive fence would be stained. Jorge said this is scheduled for the fall and residents will be given advanced notice regarding the schedule.

There were also questions about replacing street trees along Fort Harrods that had died and Jorge advised that this is planned for October.

Pool management, association management and landscaping contract proposals for 2015-2016 had been submitted and reviewed by the board. Richard made a motion to approve renewal of the pool contract with the current contractor, and Don seconded the motion. Motion carried unanimously but with the caveat that the board would like to share with the pool management company a few items that need improvement.

Richard made a motion to renew the contract of the current landscaping contractor. Gordon seconded the motion. Motion carried unanimously. Richard made a motion to approve the

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current association management company's contract. Don seconded the motion. Motion carried unanimously.

The board reviewed again the proposed budget for the 2015-2016 year. Don made a motion to approve the budget as proposed and it be sent to all members. Linda seconded the motion. Motion carried.

Jorge advised that the proposed budget would be sent to all Association members in September, along with the fall newsletter.

Jorge also advised that the pool would close for the season on Monday, September 7, at 8 p.m.

The fall neighborhood yard sale is scheduled for Saturday, September 12.

Jorge advised that a few residents have suggested removing some of the trees around the pool area, including some of the pine trees, to keep them from dropping leaves in the pool area and to allow the pool to remain in a sunny area later into the early evening, as the pine trees block the sun starting at around 4 p.m. or so. This was tabled for future discussion.

There being no further business, Richard made a motion to adjourn. Linda seconded the motion. Motion carried. The meeting adjourned at 7:27 p.m.

Respectfully submitted,

Susan Lancho