



MINUTES
Annual Board Meeting
Rabbit Run Homeowner's Association
May 22, 2017

Board Members Present: Gordon Doyle, Bob Simpson, Richard Potts, Linda Bunting, and Don Vittetow

Others Present: Jorge Lancho, Susan Lancho, Clare Frost

Vice President Bob Simpson called the meeting to order at 6:33 p.m.

The minutes were approved from the April meeting and have been posted on the website.

Financials

Jorge reviewed the financial reports, including collection information, monthly reports, recreation center rental information and bills to be paid. Eighteen accounts are delinquent on paying 2016-2017 dues, for a total of \$27,200 versus 20 homes and \$25,800 at this time last year. Twelve of the 18 accounts are the same as last year. Late fees have been applied and liens have been placed on these properties.

Recreation center rental revenue is up \$45 year to year, with three more rentals than last year.

New/Old Business

Jorge reported on the spring yard sale, which again had good participation. The neighborhood's fall yard sale will be held in September.

The spring newsletter, along with 2017 pool passes and rules and regulations booklets, will be mailed this week to Rabbit Run members.

Jorge reported that the back wall and the front door of the Recreation Center have been painted.

Jorge followed up regarding the playground set that now has no tarp because it was damaged again by vandals. It was recommended that, given this tarp has been vandalized multiple times (with permanent marker as well as via individuals cutting it), this tarp not be replaced. Richard made a motion not to purchase another tarp for this set and it was seconded by Linda. Motion carried.

Jorge reported that the sidewalk project on the side of the recreation center would start on May 23.

Jorge advised that the lowest bid he has received thus far for power washing the tennis courts is \$900. Linda advised that she knew of another contractor who could bid on this project. (Since the meeting Jorge has received this contractor's bid, and it was for \$1,500). Approval for proceeding with this project is pending.

New "Park Closed After Dark" and "No Overnight Parking" signs have been installed at the recreation center, and they are reflective, making them more visible at night when light is shined on them.

Jorge advised that there is a dead tree in the parking lot area that needs to be removed. A motion was made by Richard and seconded by Don to have this tree removed for a cost of no more than \$250. Motion carried.

Jorge reported that when the summer flowers are planted in the two front beds of the recreation center, the beds will be shaved down a bit so that they aren't such tall mounds.

With no further business, Richard made a motion to adjourn the meeting. Don seconded it and motion carried.



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The meeting adjourned at 7:10 p.m.

Respectfully submitted,

Jorge and Susan Lancho
Lancho Management Group