

Governor's Ranch Homeowners Association, Inc.

Minutes Regular Meeting Board of Directors August 17, 2017

The meeting was called to order by Board President, Jules Gossanyi at 7 pm. Other Board members in attendance were Carolynn Schwalbach, Les Burns and Bill Geddes.

There were several homeowners present to discuss and ask questions about the Raccoon Creek area. Their general comments were not in favor of the Association taking ownership of the property.

The minutes of the July 18, 2017 meeting were reviewed. A motion was made by Bill and seconded by Carolynn to approve the minutes as submitted. Motion carried.

Committee Reports:

The Design Review Committee reviewed 13 submittals on projects such as painting, windows, decks and sheds. 16 complaints in various stages of resolution were reviewed. The Committee also voted to levy a fine on a home on W. Brandt Place for a painting violation that was promised to be resolved but has not been started. A motion was made by Les and seconded by Carolynn to approve a fine of \$25.00 per day beginning in fifteen days from the date of the letter. Discussion followed. Motion carried.

The Swim Team meet for a review of the season and coaching. They also discussed the end of year banquet and a few items for the next season.

Old Business:

There was discussion by the Board on the proposal from the County to turn ownership to the Association. The Board noted comments in the Water Engineer's report as well as the other information they have gathered over the past year to resolve this issue. A motion was made by Carolynn and seconded by Jules for the short and long-term financial considerations, for safety and liability issues, flood control and sewer line issues the Association will not move forward with an agreement with the County for the ownership of the Raccoon Creek area from S. Field Street west to Kipling Parkway. Discussion followed. Motion carried.

The Board directed the Manager to send a letter to the County and to copy the letter for the next issue of the Gazette.

New Business:

Waste Management has asked if the Association would like to go to all large containers that would be furnished by Waste Management. The Board discussed storage of the containers which are not permitted to be in plain view except on trash days and the lack of space in many garages to store the large containers. The Board asked the Manager to contact Waste Management and see if they would provide the containers for only those customers who ask for them and what the actual savings would be.

A motion was made by Bill and seconded by Les to close the regular meeting at 8:04 pm and open an Executive Session for the purpose of discussing personnel issues. Motion carried.

A motion was made by Carolynn and seconded by Bill to close the Executive Session and reopen the regular meeting at 8:24 pm. Motion carried.

The Manager asked for approval on the updated Personnel Manual. A motion was made by Les and seconded by Jules to approve the updated Personnel Manual. Motion carried.

The Board directed the Manager to act on personnel items as outlined in the Executive Session.

Manager's Report:

An owner who has been using donated newspaper bags for the dog stations is asking for support in the purchase of doggy bags. The cost would be about \$40.00 for 2000 bags. The owner has already purchased 2000 and will determine how long they last. The Board agreed to the expenditure.

The Board reviewed two letters sent by owners and directed the Manager to respond.

A motion was made by Les and seconded by Bill to adjourn the meeting at 8:47 pm. Motion carried.

Respectfully submitted,

Les Burns
Secretary-Treasurer
Transcribed by J. DeVita