

PARKSIDE AT GOVERNOR'S RANCH HOMES ASSOCIATION
MINUTES
Wednesday, February 21, 2018

Call to Order: The meeting was called to order at 6:32 pm by the President, Kathleen Jameson, at the Governor's Ranch clubhouse. Other board members present: Jerry Chamberlin, Jim Full, Linda Melphy, and Bruce Glenn. Also present, Sharon Leiter, Bookkeeper.

Open Forum: No homeowners present.

Minutes: Board reviewed minutes of January 17, 2018, Regular Board Meeting. Minutes were approved as written.

Financial Reports:

- The January 2018 financial statements were reviewed by the board. Motion made by Bruce Glenn, seconded by Linda Melphy, to approve the financial statements as presented. Motion carried.
- The board decided to have Linda Melphy, Treasurer, check the 91-Day Savings and 1-Year Capital Improvements CD monthly to verify the total funds in each account.
- All invoices to homeowners for 2018 dues have been paid.

Committee Reports:

Social: Linda Melphy

- Committee is planning a Spring Brunch on Sunday, April 22, 10:30 - 2:30; Garden Tour to be held June 30.
- Tree Lighting in December: Board wishes to continue the tradition and is contributing \$150 toward the event. More information to be reported at later meetings.

Communications: Linda Melphy

- Community Directory: Marti Archer will print the new Directory free of charge. Linda is getting it ready for publication. The board requested 100 copies.

Design Review: Jerry Chamberlin

- Board discussed clear sealant and cedar-tinted sealant for fences. No action taken.
- Kathleen Jameson will visit new homeowners and give them the Residential Improvement Guidelines and the Opt In/Out form for the Community Directory.
- Current problems with non-compliance with Residential Improvement Guidelines were discussed.

Hospitality/Beautification: Kathleen Jameson

- The flower barrels by the gate may be moved to make more room for snow plowing.

Special Projects: Bruce Glenn

- It was determined the split rail fence along the homes on each side of the path to Governor Grant Park are the responsibility of the homeowner.

Capital Improvements and Gate: Jim Full

- Jim is willing to get bids for asphalt seal-coating.
- Someone pushed on the gate and knocked a reflector off. Paul Korby put the gate back in working order.

Unfinished Business:

Reserve Study: Latest document is needed for the audit. Jerry Chamberlin will email a copy to the bookkeeper.

New Business:

Audit: Materials ready to take to auditors on Feb. 27.

Snowplowing: The snowplow is to push as much of the snow as possible through the gate and out into the cul-de-sac. The south side of the north street may be used for piling up extra snow if needed.

Residential Improvement Guidelines: Consistency is needed in what homeowners are told by board members and committee members informally regarding what actions are okay to take on their property. Best answer is "I will check into it and get back to you."

Storm Drains: All three storm drains were cleaned out recently by Scott Frazier. Board agree to pay him \$100.

Working Capital bank account: Board asked that "CC&R Art. V, Section 14" be added to the account name on the balance sheet to remind future boards of the Covenants' requirement for a separate account.

Adjournment: Motion made by Jerry Chamberlin, seconded by Jim Full; motion carried; adjourned at 8:57 pm.