

**Board of Director
Business Meeting Minutes
April 23, 2018**

Members Present: Dee Brown-Knoeppel, Don Calvert, Shirley Clark, Linda DiPalma, Nancy Eckstein, Gordon Lee and Layne Varney, General Manager

Member Absent: Bob Moren

Call to Order - President Gordon Lee called the meeting to order at 10:00 a.m.

Minutes Review and Approval of March 26, 2018 business meeting, April 9, 2018 Agenda Planning Meeting.

The Minutes were approved as corrected. On the April 9 agenda, the Golf Club Article vote should read not having the HOA Board endorse the Article 4/2. Spelling errors corrected.

Treasurer's Report – Nancy Eckstein

The Treasurer's Report was approved as presented.

Manager's Report – Layne Varney

The Manager's Report was approved as presented.

Committee Liaison Reports

Project Review and Long Range Planning Committee

1. Veteran's Memorial Plaque
Nancy Eckstein made motion to approve a 3 foot x 3 foot aluminum Veteran's Memorial Plaque at a cost of \$2500 with funds from the Special Projects Fund.
Vote: 6/0 Passed
2. Maintenance Yard Shade Covering
Dee Brown-Knoeppel made a motion to approve the maintenance yard shade covering at a cost of \$6540.
Vote: 6/0 Passed
3. Clubhouse Main Floor Restrooms
Shirley Clark made a motion to approve work on the clubhouse main-floor restrooms at a cost of \$38, 040.
Vote: 6/0 Passed

Rules Compliance Committee

1. Non Resident Policy Revisions

Gordon Lee made a motion to repeal the non-resident policy made October, 2017, and to now state that non-residents will not be allowed to be members of any outside recreational club/activity effective October 1, 2018.

Vote: 4 yes, 1 Opposed, 1 Abstained

2. Rules & Regulations Book Update

This item was tabled until a later date to obtain additional information.

Clubhouse Room Construction

Dee Brown-Knoeppel made a motion as follows:

The Board of Directors approves the construction project of expanding the clubhouse on the third level of the clubhouse (room addition and balcony expansion) and the scope of all work necessary to complete this project. The general contractor selected for this project is Palladio General Contractors in the amount of \$190,116 plus permits, drawings and other work as required. Further, the Board is seeking a bank loan with Alliance Association Bank to finance this project.

The Board authorizes Treasurer, Nancy Eckstein, and if not available, President Gordon Lee to sign any Board required paperwork to execute this loan and project.

Vote: 6/0 Passed

Brainstorm Status Report

Nancy Eckstein reported that data is being compiled and sorted. Updates will continue until the fall.

Comment Sheets – Layne Varney

Homeowner/Board of Director Comments

President Gordon Lee adjourned the meeting at 12:15 p.m.

Respectively Submitted,



Shirley Clark
Secretary