

**ROLLING RIDGE CONDOMINIUM ASSOCIATION
MEETING VIA ZOOM**

AUGUST 28, 2023

The meeting was called to order at 7:04 pm.

Attendees:

Betty Holland – President
Kelly Burcham – Vice-President
Justin Prompovitch -- Treasurer
Carol Potter – Secretary
Nick Yacoub – Member-at-Large
Lisa Cornaire – Property Manager

Homeowners Present:

Cecilia Yanzon
Jeannie Stone

Homeowners Forum

A homeowner has asked that the gutters in the front of her house be checked for clogs. New street light bulbs being used are much brighter and are better, especially when walking at night.

Approval of Minutes:

Motion made to approve meeting minutes for July 27, 2023 seconded and approved.

Management Report

Roofing – A schedule was submitted showing the dates the roofs were last replaced. Phase I of roof replacement is slated for spring of 2024. In January/February of 2024, bids will be solicited from area roofers and a contract will be awarded for the best bid.

Old Business

Tot Lot Update: Replacement of the tot lot equipment has been tabled. The expert called in to look at it states it is in okay shape for now. It has been asked that this be obtained in writing. So, the equipment will continue to be monitored and replaced later.

Old Business

2022 Audit – The 2022 audit was voted unanimously for approval. The audit is conducted yearly and the prices for the next two audits are:

2023 -- \$4,600
2024 -- \$4,800

The proposal for 2023-2024 were voted unanimously for approval.

New Business

Snow Removal Contract – reviewed and approved unanimously.

Landscape Contract – Blade Runner has submitted a bid that has increased substantially from \$46,942 to \$55,400. Bids are going to be solicited from Advantage and Environmental Enhancements as well to make the best decision for the Community.

Accounting: Please be advised of the following accounting actions:

46759 Aster Terrace – credit adjustment of \$235.00.

Board Vacancy – Betty Holland, President of the RRCA has announced her resignation from the board. The open seat will be filled in November annual meeting. The board voted unanimously to adjust officer positions as follows:

Kelly Burcham – President

Nicholas Yacoub – Vice President

Justin Prompovitch – Treasurer

Carol Potter – Secretary

Vacancy – Member-at-Large

Closed Session.

The meeting went into closed session at 7:50 pm to review accounts in arrears.

Open Session

The meeting went back into open session at 7:59 pm.

Adjournment

The meeting was adjourned at 8:09 pm.