

Rocking R HOA

September 10, 2013
Annual Meeting

The meeting was called to order by Tina Chichester at 5:31PM. The following homeowners were present:

Tom Bassler	Sherri & Luke Galdi
Tina Chichester	Charles & Shirley Mooring
Donna Scott	Mike & Jill Kincaid
Harol Kiel	Derek Jones
Bob Gummow	Frank Cozzetto
George & Jeanie Clemons	Gus & Helen Vlahos
Christine Richter	Keith Benca
Jan & Karen Swenson	George & Ann Washington
Carl & Sherrie Ritchie	Jim Lechner
William Miles	Karen & David Lang

The financials were discussed; we talked about the expanded general ledger, past due accounts and collection status.

New Business:

Vacant lots – in 2013 we invoiced the vacant lot owner for the member dues and the HOA did the maintenance of the weeds. It was discussed that this might be out of compliance with the current CC & R's. The Board will review and if the CC & R's indicate the owners must maintain the lots, we will not invoice for the 2014 dues and require the owners to take care of the weeds.

Mailbox maintenance- Tom discussed the option of each homeowner or the HOA maintaining the mailboxes. The general consensus is the association to take care of them. A motion by Ann Washington to have the HOA investigate the cost associated with the HOA maintaining the mailboxes, seconded by Carl Ritchie, passed.

Walking trail – Tom explained the new snow removal proposal has been sent out and the walking trail along Cattle Dr is not part of the HOA common area therefore will not be part of the snow removal. There was much discussion about this issue. It was determined the Board would confirm using the plat map to determine if Cattle Dr is part of the common area. The Board will put on the website their findings.

CC & R Compliance – Tina discussed the issues we are having relating to CC & R compliance. The common issues are:

- Missing Trees in swale
- Trash Cans in front of home
- Boat/RV/Trailers in driveway/street for longer than 48 hours
- Maintenance of yard/landscaping
- Maintenance of fence/home relating to paint/stain

Tina explained we sent out 40 letters relating to compliance and many homeowners have taken care of the issue, however there are still some that need to comply. This is an ongoing issue and we will continue to work to keep the neighborhood in compliance.

Elections – there was no other homeowner interested in running for the board; a motion by Christine Richter to re-elect Tom Bassler, Tina Chichester and Sherri Galdi as the board of directors for the 2014 year, seconded by Jan & Karen Swenson, passed.

The meeting was adjourned at 7:35 PM

Respectfully submitted,

Sherri Galdi