

## LINE RUNNER MAINTENANCE CORPORATION

### MINUTES OF THE ANNUAL MEETING JUNE 12, 2004

The annual meeting of the Line Runner Maintenance Corporation was held at the common area by the lake on June 12, 2004. Twenty-one members were present. Garry Fields, president, presided.

The minutes of the LRMC June, 2003 meeting were read and approved. The 2003-2004 financial report was given and approved. A motion was made and passed to open a Money Market Account for the dam funds, to alleviate the necessity of waiting until one of the Dam CD's matures in order to add current dam funds.

Garry Fields reported on the findings of the committee chosen to investigate the expense of preparing the road to meet the state's standards for paving. Since this would cost approximately \$300,000, we would be unable to afford it.

Garry Fields announced that we have approximately \$8,000 from paid liens and funds not spent on the roads this past year. This should cover the cost of a Digitech automatic security gate for the entrance. These gates have:

1. A battery back-up, in case of power outage,
2. A key pad to open the gate (individual openers for your car may be purchased),
3. Underground magnetic cables for automatically opening the gate when you leave and preventing the gate from closing on a car.
4. A separate code number for each property owner, which can be changed, if necessary.

Garry Fields and Glen Valentine have offered to install the gate. Mr. Jim Price, who maintains the Digitech Gate on Indian Camp Mountain (the adjacent development), has offered to help us in case of an emergency. A motion was made and passed with a vote of 18 to 15, including proxies, in favor of installing the security gate. *\*\*\* Due to the expense of the gate and the closeness of the vote, the board has decided that each individual member should be given the opportunity to vote on this issue. The information on the gate and a voting form will be mailed to you at a later date.*

A long discussion followed concerning the danger on the roads due to fast drivers and children on four wheelers. Several members stated occasions of near accidents with children on four wheelers, who were speeding and/or riding in the middle of the road on curves. Children have also been seen riding on the dam, which is against the safety regulations for the dam. A motion was made and passed to send a certified letter to notify speeding residents and the parents of these children about these dangerous situations.

The problem of members giving Right-of-Way through Line Runner boundaries to property owners adjacent to, but outside of Line Runner, was discussed. A motion was made and passed for LRMC to contact a lawyer about this matter.

A motion was made and passed to allow Joshua Summit members to pay \$200 a year for the use of the lake.

A motion was made and passed to amend the lake rules. It was decided that a member's immediate family—father, mother, brother, sister, etc.—could use the lake without being accompanied by the owner, but the owner must accompany non-family guests.

Garry Fields reported that Bill Huffman has been contacted and is working on correcting the problem with the holes in the dam.

With no further business, the meeting was adjourned.

Respectfully submitted,  
Kathy Walter  
LRMC Bookkeeper



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The minutes of the LRMC June, 2003 meeting were read and approved. The 2003-2004 financial report was given by Kathy Walter, bookkeeper, and approved. A motion was made and carried to open a Money Market Account for the dam funds, to alleviate the necessity of waiting until one of the Dam CD's matures to add current dam fund monies.

Garry Fields reported on the findings of the committee chosen to investigate the expense of preparing the road to meet the state's standards for paving. Since this would cost approximately \$300,000, we would be unable to afford it.

Garry Fields announced that we have approximately \$8,000 from paid liens and from dues monies that were not spent on the roads. This should cover the cost of a Digitech automatic gate for the entrance. These gates have:

1. A manual opener and a battery back-up, in case of power outage,
2. A key pad to open the gate (individual openers for your car may be purchased),
3. Underground magnetic cables for opening the gate when you leave and preventing the gate from closing on a car.
4. A separate code number for each property owner, which can be changed, if necessary.

Garry Fields and Glen Valentine have offered to install the gate. Mr. Jim Price maintains the Digitech Gate on Indian Camp Mountain (the adjacent development) and has offered to help us, in case of an emergency. It was also noted that installation of a security gate would increase property values and possibly decrease the insurance premium being paid. A motion was made and passed with a vote of 18 to 15, including proxies, in favor of installing the gate.

A long discussion followed concerning the danger on our roads due to fast drivers and children on four wheelers and dirt bikes. Several members stated occasions of near accidents with the Aiken's son speeding and riding in the middle of the road, especially in the blind curves. The Aiken's son has also been seen riding on the dam, which is against the safety regulations for the dam. A motion was made and passed to send a certified letter to speeding residents and to the parents of children on four wheelers and dirt bikes about these dangerous situations.

The problem of members giving Right-of-Way through Line Runner boundaries to property owners adjacent to, but outside of Line Runner, was discussed. A motion was made and passed for LRMC to contact a lawyer concerning this matter.

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A motion was made and passed to amend the lake rules. It was decided that a member's immediate family—father, mother, brother, sister, etc.—could use the lake without being accompanied by the LRMC property owner, but the owner must accompany any non-member guests.

Garry Fields reported that Bill Huffman has been contacted and is working on correcting the problem with the holes in the dam.

With no further business, the meeting was adjourned.

Respectfully submitted,

Kathy Walter

LRMC Bookkeeper