

MINUTES
GRASSY RUN HOMEOWNERS' ASSOCIATION (GRHA) BOARD MEETING
Wednesday June 24, 2020 7:00 p.m.
Held at Home of Board Member
Reservation Rd, Placerville
www.grassyrunhoa.net

1. Call to Order

Called to order by Eric Holm at 7:00 p.m.

Board Members Present:

Eric Holm, Ryan Norton, Rich Braun, Gayle Littrell

Members Present:

Dick Nichols, Ed Littrell

MEMBER GENERAL COMMENTS

2. **Ed L.** - Would like to re-organize the Main HOA Mailbox Info Board to create separate sides. One side for general information (lost dogs, keys, contractors, etc.), the other side for GRHA info Only.

BOARD MEMBER GENERAL COMMENTS

CHAIR, LEGAL AFFAIRS COMMITTEE, GENERAL COMMENT

3. **Eric H.** - Questioned whether compensation was an option for homeowners willing to offer the use of personal equipment to help with ditch work within the HOA. Dick N. offered to draft an Operating Rule, dealing with this subject.

DISCUSSION ITEMS

4. **Treasurer Report– Ryan N.** – There is currently \$26,757.35 in Operating Fund.
5. **Road Committee Report – Eric H./Rich B.** – Ehrlich General Engineering will begin Ditch/Culvert repair, on or about, June 30, 2020. Rolling Rock/Reservation Road Intersection Grade V Ditch work, and Reservation Road, between Turkey Track and Bridge, Grade Roadside Ditch work. These areas will require Vehicle Slowing. Please practice caution.
6. Joe Vicini, Inc will begin Asphalt Repair, on or about, July 15-17, 2020. Rolling Rock/Reservation Road Intersection, Reservation Road, just past Turkey Track before the bridge, Reservation Road Berm and Swale, just past Stones Throw, and South Reservation Road at the Turnaround. These work areas will have possible Vehicle Stoppage and Slowing during the paving work. Please practice caution as you travel through these areas.
7. Rich B. Will be looking throughout the GRHA for deteriorating ditches that can be repaired by Road Committee and volunteers.
8. **Possible Sanctions Relating to Road Repair and Speeding.** **Eric H.** - Will set meeting with Road Committee to discuss further speed and enforcement. Will re-address further with Board Members at future date.
9. **County Defense Space Ordinance– Eric H.** – El Dorado Grand Jury Updated Report on West Slope Fire Protection. It is highly informative and GRHA Board recommends all to read. El Dorado County will start conducting inspections, June 1, 2020, for defensible space compliance around homes and properties. ***This is separate from HOA regulations***. Further information can be found on the edcgov.us website.
10. **Information Re Mailing List of ECHO (Educational Community for HOA Homeowners) –Eric H.** – ECHO's primary purpose is to provide a forum for the exchange of ideas between homeowner associations and for the growth, education, and development of boards of directors and officers of automatic membership homeowner associations, and continue to expand our core concepts of education, advocacy and connection. Eric H. was unable to attend the online forum, June 2, 2020. Tabled for further discussion.
11. **Update HOA Web Builder site, GoDaddy.com. – Gayle L./Ryan N.** – Ryan N. was able to transfer current HOA website information with GoDaddy.com Web Builder to their latest updated version, making downloading

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user-friendly and at no extra cost to the HOA. Grassyrunhoa.net now has a different look but contains all the same information.

ACTION ITEMS

12. **Approve Meeting Minutes from January 29, 2020, February 26, 2020, May 27, 2020** – Delete “Treasurer report attached” from February 26, 2020 minutes, and insert, \$29,816.00 in Operating Fund. All Approved after change to February is completed.
13. **Pre-Authorization of possible remedies for non-compliance with Article VIII of the C&R's – Dick N.**-It was suggested that where a form has been signed, there is no need for the signature to be notarized.
14. **Present Greenstone HOA protocol on speeding/enforcement within their HOA – Eric H.** – Greenstone HOA used to use a Security Guard, now use Retired Police Officer, and put vehicle description/license plate in Monthly Newsletter. GRHA will start with presenting continued offenders with copy of C&R signed at Title Company during completion of Escrow paperwork that explains the GHRA rules on speeding.
15. **Approve and issue payment to Porter Scott for Legal Services** in the amount of \$3,630.00. - Approved
16. **Approve costs for construction materials** to complete Grassy Run HOA Upper Mailbox Message Board, and improvements to the Grassy Run HOA Main Mailbox Message Board in the amount of \$300. - Approved.

CLOSED SESSION AND REPORT OUT

17. No Reportable Action.

18. **ADJOURN** – 8:12 p.m.