

Meeting Minutes
GRASSY RUN HOMEOWNER'S ASSOCIATION BOARD MEETING
Wednesday December 28, 2016, 7:15 p.m.
Event Center, Raley's Supermarket
166 Placerville Drive, Placerville
www.grassyrunhoa.net

1. Convene at 7:16 pm

Board Members Present

Jack Martin, Vivian Abplanalp, Peter Abplanalp, Michael Arguien

Board Members Absent

Rama Potter

Members Present

Dick Nichols, John Thomason

2. Member General Comments

None

3. Board Member General Comments

Chair, Legal Affairs Committee, General Comments

Jack M. announced that a resident posted a notice on our Facebook site of an Estate Sale for Saturday and Sunday. Jack M. indicated that he will contact the resident regarding the need to monitor the sale traffic so that it does not impede the roadway to traffic.

Dick N. distributed a memorandum regarding the parcel map amendment. Dick N. conveyed that he and Dave Waddell gave the County information that they did not have. The Tribe called the County saying they were opposed to the extinguishment of the easement but did not give any specific reasons why.

The County asked the Tribe for reasons and to date, Dick N. is not aware that the Tribe has given the County their reasons for opposition of our easement extinguishment.

ACTION ITEM

4. Approve Board Meeting Minutes – Jack Martin

Motion to approve Board meeting minutes of November 30, 2016 – Jack M.

Second – Peter A. Ayes: Jack M, Vivian A, Peter A, Michael A. Nays: None

5. Approve the Purchase of a “Wilderness Camera” for Monitoring Mailboxes – Jack Martin

Jack M. conveyed this item is a result of the mailbox break-in. Jack M. spoke to the Sheriff deputy and post office about the break-in. Deputy advised the wilderness camera to monitor activity at the mailboxes. Jack M. described some of the cameras he researched. Jack M. suggested that two cameras should be enough for the mail mailboxes.

Jack M. distributed information on two of the cameras he recommends. Michael A. asked if we are required by ordinance to post anything. No one had any knowledge of such a requirement.

Vivian A. indicated that we may just need to ask permission if the cameras are being placed on private property.

Motion to approve a not-to-exceed amount of \$250.00 for the purchase of the monitoring cameras and to give the President unilateral authority to determine the location and orientation of the cameras – Jack M.

Second – Peter A. Ayes: Jack M, Vivian A, Peter A, Michael A. Nays: None

6. Approve the renewal of Directors & Officers liability insurance with AON – Peter Abplanalp

Peter A. explained this item and distributed the invoice for review by the Board members.

Motion to approve the expense of \$2,342.00 to AON Association Services, a division of Affinity Insurance Services Inc, for the renewal of the Grassy Run Homeowners Association Directors & Officers liability insurance – Jack M.

Second – Michael A. Ayes: Jack M, Vivian A, Peter A, Michael A. Nays: None

7. Approve the renewal of GRHA Commercial liability insurance – Peter Abplanalp

Peter A. explained this item and distributed the invoice for review by the Board members.

Motion to approve the expense of \$2,624.38 to Mother Lode Insurance, for the renewal of the Grassy Run Homeowners Association Commercial liability insurance – Jack M.

Second – Vivian A. Ayes: Jack M, Vivian A, Peter A, Michael A. Nays: None

8. Approve Reimbursement of November and December GRHA Expenses – Peter Abplanalp

Peter explained the expenses below

GHRA EXPENSE REPORT December 2016

PETER ABPLANALP

Date	Description	Amount
11/01/16	U.S. Post (.47 x4) November Statements	\$1.88
11/01/16	U.S. Post (.21 x1) November Statements	\$0.21
11/15/16	U.S. Post (.47 x 12) Easement clean up notices	\$5.64
12/10/16	U.S. Post (.47 x3) Lien copies to residents	\$1.41
12/10/16	U.S. Post (.21 x1) Lien copies to residents	\$0.21
12/10/16	Office supplies (labels & flash drive)	\$20.50
12/15/16	U.S. Post (.47 x81)December Invoices	\$38.07
12/15/16	U.S. Post (.21 x1) December Invoices	\$0.21
TOTAL		\$68.13

Motion to approve the reimbursement of \$68.13 to Peter Abplanalp for GRHA November/December expenses – Jack M.

Second – Michael A. Ayes: Jack M, Vivian A, Peter A, Michael A. Nays: None

DISCUSSION ITEMS**9. Treasurer Update – Peter Abplanalp**

Peter A. conveyed the operating account balance is approximately \$3,400.00 after the insurances expenses are paid. Anyone interested in more detailed information, contact Peter A. at treasurer@grassyrunhoa.net.

Peter A. conveyed that 20 property owners have paid the January 1, 2017 dues. As of December 28, 2016, Peter A. conveyed that one overdue invoice was mailed to the property owner.

10. Additional Comments – Members, Board Members, Chair, Legal Affairs Committee

None

11. Adjourn at 8:01 pm