

# Rainbow Bend HOA

## Board of Directors Meeting Minutes

### November 22, 2022

#### **Board Present**

Eric Hartmann – President (absent)  
Maricela Gutierrez Rodriguez – VP  
Jennifer Agnew – Treasurer  
F. Jay Harrell – Secretary (via phone)  
Leroy Predmore – Director

#### **Management**

Terri Kenyon – Supr CAM  
Christy Detwiler Remley - Prov. CAM

#### **Membership**

List on file

#### **Call to Order**

The Board of Director's meeting was called to order at 6:05 pm by Treasurer, Jennifer Agnew. The meeting was held via gotomeeting.com, as well as in person, in the Rainbow Room, 500 Ave de la Bleu de Clair Sparks, Nevada. With three of the five Board members present, a quorum was established. Maricela Gutierrez Rodriguez called in at 6:11 pm.

**President's Report** - None.

**Patrol Report** – None.

**Membership Open Forum** - None.

#### **Management Report**

##### **Executive Session Report**

Terri Kenyon reported in the executive session the Board reviewed delinquencies per the collection policy, approved executive minutes, reviewed violations, held a hearing and also approved a \$125.00 holiday bonus for each of the patrol officers.

**Litigation Update** None.

**Unanimous Consent Matters Approved by Board for Ratification** None.

**Expenses Approved Since Last Board Meeting** None.

**Other** – None.

#### **Board /Committee Reports**

##### **ARB Report**

Bob Holleman reported that the ARB has had several requests that have all been approved.

##### **RV Committee Report**

None.

##### **Budget Committee**

None.

##### **Community Landscape Committee**

None at this time but we are currently waiting on bids.

##### **Communications & Events Committee**

None at this time.

##### **Approval of Minutes**

Postponed.

##### **Financial Reports**

Postponed.

##### **Review of Bank Statements**

##### **Unfinished Business**

**Reserve Projects**

The Board is waiting for proposals. A workshop has been scheduled for December 8<sup>th</sup>, 2022 at 6:00 pm.

**Committee Member Appointments & Committee Board Assignments**

**RV Lot Committee** None.

**Budget Committee** None.

**Community Landscape Committee** None.

**Clubhouse Interior/Exterior & Recreation Area Committee** None.

**Communications & Events Committee** None.

**Tree Replacement RFP** Waiting for proposals.

**Xeriscape/Parking Rock Area Rehabilitation RFP** Waiting for proposals.

**Reserve Study Update** – In process.

**Vehicles** – Postponed.

**Pool Light Repair** Completed.

**Grounds Maintenance /Landscape Proposals** Waiting for proposals

**New Business**

**2022 Audit** In process

**Approval of the 2023 Meeting Schedule** *Jennifer Agnew made a motion to approve the 2023 meeting schedule as modified; Leroy Predmore seconded and the motion carried unanimously.* Management will make the changes that have been approved and send it out with the notice that the budget has been ratified.

**AA meeting to be held in the clubhouse** *Leroy Predmore made a motion to allow the AA meetings without cost but stipulated that they still have to fill out the rental paperwork.*

*Maricela Gutierrez Rodriguez seconded, and the motion carried with all in favor.*

**Winter Leaf Clean Up** This item will be removed from the agenda.

**Clubhouse Annex/Lots A&B Committee Charter** Postponed. The Board needs to review and may approve to send it to the attorney via unanimous decision using 5.5 of the bylaws.

**Next Meeting Date & Agenda Items**

The next meeting is scheduled for January 24, 2022.

**Community Announcement Forum**

**Rainbow Bend Country Club** – It was reported that Bingo is scheduled for December 3<sup>rd</sup>, 2022 and that the Christmas Party with Santa will be held on December 17<sup>th</sup>, 2022 from 2-4 pm.

**Other** – The parade of lights date has yet to be determined.

**Membership Open Forum**

A homeowner asked why there is no board meeting in December and was told that it is in the management company contract that no meetings take place in December and also that the timing is too close to Christmas.

**Adjournment**

With no further business to discuss, *Jennifer Agnew moved to adjourn the meeting at 7:04 pm. Leroy Predmore seconded the motion. The motion carried with all in favor.*

Respectfully Submitted,



Terri Kenyon, Recording Secretary

  
F. Jay Harrell, Board Secretary