

Rolling Ridge Condominium Association
Meeting Minutes
July 24, 2018
Sheriff's Station, E. Frederick Drive

Meeting was called to order at 7:06 pm.

Attendees:

Betty Holland – President
Carol Potter – Secretary
Kelly Burcham – Member at Large
Lisa Cornaire – Property Manager

Homeowners Present:

Michelle Waddell

Quorum:

Quorum was established with 3 out of 3 board members present

Approval of Agenda:

Motion made to approve agenda, seconded and approved by the Board.

Approval of Minutes:

Motion made to approve meeting minutes for April 26, 2018 seconded and approved by the Board.

Homeowner Open Forum:

Homeowner asked for Prime Exteriors to come out to the house to look at the gutters

Old Business

- A. Dead trees: Pines are dying, and Lisa is looking into getting comparative prices from Meadows farms. "Adopt a Tree" issued still being discussed; will be brought up again at fall meeting.
- B. Status of Wind Damage Insurance Claim – Process is ongoing but slow. Down to 3 roofs that need repair, but all is watertight.
- C. Visitor Parking Enforcement –Property management has received a lot of calls and been approached in person by folks not happy with the new policyhowever no feedback in person at the board meeting. Looks like most are complying. Alternative enforcements were discussed but dismissed on a practicality basis.

New Business

A). Asphalt Repairs – A proposal was reviewed from TRI Technologies to repair the asphalt and install a French drain on Comstock Circle. Motion approved to spend the \$7,899 for repairs

b). Board Vacancies -- Michelle Waddell has been appointed to the board and will fill the office of Treasurer. Motion made and unanimously approved for Kelly Burcham to move from the position of Member-at-Large to the position of Vice-President.

c) Board set the date to judge the lovely lawn contest.

Management Report

Property Inspection- a walkthrough of the community was performed. Lisa looked at both front and back yards. Letters were mailed to owners.

The exercise playground is being looked at for removal. The Board will inspect the area before deciding.

Additionally, for the second year, the board members will walk the neighborhood and select three homes with outstanding yards (flowers, shrubs, etc.). The lucky winners will receive one hundred dollars applied to the monthly HOA dues.

Closed Session

The Board went into a closed session at 8:20 pm to discuss collections.

Open Session

The Board went into open session at 8:35 pm. The Board discussed meeting on August 11 at 1:00 pm on the corner of Calamary and Hillcrest to walk the area and decide on the winners of the yard contest.

The Board is meeting again in October.

Adjournment

The board voted to adjourn at 8:43 pm.