

## **RCMC BOARD OF DIRECTORS MEETING**

Monday April 19, 2021

President Ben Andrews calls meeting to order 6:33

Present: Ben Andrews, Doug Duvall, Laurel Taylor, Jonathan Pearson, Dick Baggett, Kim Coulter, Sandy Stratton, Jennifer Rodriguez. Absent: Myra Zumwalt and Rhonda Koneski

Residents in attendance: Bruce Orzechowski and Sam Stanphill

The Pledge of Allegiance started the meeting

Ben asked if there was any need to amend the minutes of March's meeting. There was none. Doug motioned to accept. Jonathan second, motion carried.

**Treasury** Kim reported for Myra that the majority of property owner have paid their dues and there is still some money slowly coming in. Notices will be going out beginning of May to those with outstanding balances.

**Administration** Laurel recognized Allyson Garner for her volunteer work of the bluebonnet mural at the entrance. Also, with concerns over Covid, has decided to postpone any large neighborhood gatherings until hopefully later this year.

**ACC** Ben reported for Rhonda on the number of homes that had been approved and a barn that had also been approved.

**Finance** Sandy reviewed finances. Laurel asked about any benefits of CD's or other investments. Sandy explained that anything that we could do right now was paying very little benefits. Confirmed the rental fees will add income. Ben brought up legal fees and the recouping fees for annual maintenance fees. Jennifer asked why couldn't the board send out more notices. It was decided to ask lawyers if we had lawyer send letter to residents for large outstanding maintenance fees could we also include legal fee for said letter.

**Operations** Jonathan mentioned that there were several things that needed to be done around the park. Plans were made for work day on May 22 @ 8am. The Pool guy has started Tues and Friday. Discussed the new gate codes and the operations of the new system. Ants in the trees down at the park were brought up and was decided to have lawn guy spray. Next was security cameras, an email was read from Darrin Zumwalt about different systems and discussed. It was decided that Doug would help Jonathan with the security systems. Dick brought up low tree limbs. It was realized that the limbs in questioned were dead and could be cut as long as it's painted with tree paint. There also is rusted metal post sticking up that needs to cut down. Arrangements were made that this will all be taken care of during work day.

**Rule** Kim mentioned that the Annual Associate Membership still being \$89 and shouldn't it be adjusted to match the current maintenance fee of \$97. Laurel motioned to raise and Doug second, motion passed. Jennifer asked for clarification of what Associate Membership was. Kim asked where and how to

update these changes and was told that Myra would be able to help with where to make updates. Then we spoke about updating rules with repercussions and of filing at courthouse.

**Old Business** Confirmed that both the clubhouse and pool were open to a 100%. Jonathan said that there were older kids that were reaching over the fence opening the gate with the button. Decided that there will be a cover put over the top of button. Discussion about closing pool after each cleaning.

**Open Forum**. Sam stated he had good luck with Amdro managing the ants. The dead limbs should be cuts down with no problems to the trees. Sam mentioned there were things that Paul should be doing and was his responsibility. Sam gave credit to the board for the volleyball court. Bruce asked about the pool and when it might be warm enough. The subject of speed bumps and knocked down mailboxes. Different solutions were brought up and each were insufficient. Jonathan let the board know where the keys for the electrical boxes of the gates would be. Doug asked about renters and about what they can rent and what is allowed.

Next meeting will be Monday, May 17 at 6:30p.m.

Jonathan made a motion to adjourn. Sandy second.