

RCMC BOARD OF DIRECTORS MEETING  
Monday, August 19, 2019

President Ben Andrews called the meeting to order at 6:30pm.

Present: Ben Andrews, Dick Baggett, Kim Coulter, Tom Dunlap, Misti Garcia, Sam Stanphill, Sandy Stratton, and Myra Zumwalt. Absent: Jonathan Pearson and Laurel Taylor

Residents Attending: Doug and Sharon Duvall , Bonnie Wright, Jackie Woodard, Pam McGhee and Bob Moore

The Pledge of Allegiance started the meeting.

Ben stated that the minutes from the previous board meeting had been circulated by email. Ben asked if there were any other changes than those already sent in. With no additional changes to the minutes **Tom moved to accept minutes as reported, Misti second, motion carried.**

Myra gave the Treasurer's report. She stated that accounts are still being brought current by use of the new credit card payment option. This is the first year that our accounts that are past due has been the smallest in years. We are still at 81% of owners being current on the association fees. She also stated that rentals over the summer are up with 4 booked for August and 3 in September.

**Admin Committee-** Kim Coulter gave report in Laurel's absence- the next social function will be the Ice Cream Social on Sunday, August 25<sup>th</sup> at 6pm please bring goodies and ice cream. Kim asked the Committee Chairs to turn in articles for the next Newsletter by Monday, August 26<sup>th</sup>. She also reported that a trash can was placed at the playground pavilion.

Kim mentioned to Sam that she noticed some big pieces of plaster missing from the pool. Sam said that they had not said anything to him about it but would check into it.

Sandy mentioned that she got a call from a concerned neighbor that they witnessed kids climbing on top of the pavilion and jumping into the pool right before our meeting. By the time she had gotten down here there was nothing happening. Board will check cameras to see if we caught anyone jumping and address the issue.

**ACC Committee-** Tom reported that this year to date his committee has approved 18 new homes, 9 fences, 7 sheds, 4 garages, 1 pool, 1 porch, 1 sidewalk. Sent out 2 violation letters and just received in 2 more requests for new construction.

**Finance Committee-** Sandy distributed the financial statement for June. Reports were reviewed. She stated it was time to move money into our savings. \$15,000 will be transferred.

**Operations Committee-** Sam reported that the toilet in the ladies restrooms at the pool house had been repaired along with the pool pump and lights in the pool. The pool company also cleaned all the tile in the pool. Sam also reported that the extra railroad ties that were not being used in the park was moved to expand the berm for the volleyball court.

**Rules Committee-** Misti reviewed the proposed updates to the Bylaws. **Tom motioned to accept the proposed Bylaw changes to present at the annual meeting as presented by the Rules Committee, Misti seconded, motion carried.**

### **New Business**

Misti contacted PEC on the cost to add a light by the playground area. It would cost between \$12 and \$25 a month depending on which light we wanted. After discussion there was a consensus that a dark sky light would

be the best option. She stated she would be glad to call and get that in place. **Tom motioned to have PEC install the least expensive dark sky light by the playground, Misti seconded, motion carried.**

Misti asked Sam when the last time the deck at the pool house had been stained. Sam said they had cleaned it but it had not been stained and a few years.

### **Open Forum**

Bob Moore mentioned that there were a few people by the entrance that left their garage doors open all the time and asked if we could get the news out not to have an open invitation for people to steal. With the neighborhood growing we should be more aware. Ben mentioned to put that in the newsletter this next time.

Doug mentioned the post on Nextdoor about having livestock in our neighborhood. He stated that if there are goats, pigs and chickens there will be extra noise. He stated that we should just not let people do what they want and that they board should enforce up the restrictions so that this would not happen. Ben stated that if our deed restrictions are clear then we do take action. Ben stated if we get to the point and have no other options but to go to court to enforce the deed restrictions we have to ask is this going to be a good use of the whole association funds.

Next meeting is the Meeting scheduled is for Monday, September 16, 2019 at 6:30pm.

Ben dismissed the attendees and Board went into executive session at 7:23 pm to discussion violation letters.

Board came out of executive session at 7:43 pm.

Kim motioned to adjourn, Sandy second, Meeting ended at 7:44 pm

Respectfully submitted,  
Myra Zumwalt