

Minutes
Bi-Annual Association Meeting
November 8, 2017

James Dean opened the meeting. James went over the meeting procedures. The Robert's Rules of Order will be used. If a member wished to be heard he must raise the hand, state his name and address with questions/comments directed to the president.

Only co-owners/proxies are allowed to vote. A quorum consists of 25% of co-owners and 51% of those in attendance can act on motions.

The association has a message center on the website, rooseveltridge.com.

Those in attendance introduced themselves and gave their address.

The board approved the minutes of the October 10, 2017, read by Kathy Olthof (DJ Henman, Bev Simpson).

Dan Distel presented the treasurer's report. The association had some abnormally high expenditures the 2017 year. The road reserve fund currently has \$12,198.94. Fifteen dollars of each payment of the monthly dues goes to the road reserve fund. The savings account has \$17,905.01, and the checking account has \$6,763.21. Question was asked about the high cost of sprinkling system. Some cost was attributed to the raising of buried heads and the system is getting old. The report was approved (Mary Lind, DJ Henman).

The 2018 budget was presented and approved (James Dean, Bev Simpson).

The co-owners affirmed DJ Henman's appointment to the board. Kathy Olthof was nominated and approved as secretary (Heather Witkowski, Dan Distel). Dan Distel was nominated and approved as treasurer (Heather Witkowski, Ron Burnis). Two member-at-large individuals were nominated and approved: Joann Jarvi (James Dean, Dan Distel) and Mary Lind (Dan Distel, Heather Witkowski).

The question of continuation of Dykstra brought much discussion, including the agreement, mowing, weeding, and trimming. Suggestions were made to rethink the needs including a list of each aspect of our needs with landscape care and getting a small job person. A motion was made (Dave Martin, Heather Witkowski) and approved to not get Dykstra next year.

The Beautification Committee resolution was explained:

Be it resolved that a standing Beautification Committee, comprised of up to 5ive members appointed by the Board, with a Board liaison, is hereby created and charged with the following responsibilities:

1. Meet at least twice per year and report to the board the results of those meetings.
2. Make recommendations to the board regarding the care, removal, selection, and installation of plantings and trees in the common areas, and provide estimated costs of same.

3. Make recommendations to the board regarding non-living components of the landscaping in the common areas, including the sidewalks and driveways, and provide estimated costs of same.
4. Make recommendations to the board regarding the outer appearance of the buildings in the association, and provide estimated costs of same.

Said Beautification Committee, including individual members, shall have no power to act independently on behalf of the association.

Individuals willing to serve on the committee are:

DJ Hennman—Board Liaison

Heather Witkowski

Lynn Martin

Norman Williams

Anna Pendrey

Theresa Lednicky

A discussion of putting up an entrance sign will be committed to the beatification committee.

The irrigation system on the west side of Dustin needs updating with another line to put more water on the common areas and will be needed for the last 2 condos (units 13 and 14) to be built on Dustin. A suggestion was made to put irrigation in the east side of Connie Drive (dog walk area)

A discussion brought suggestions: post on the website, do quarterly.

The results of a pay-ahead plan for monthly dues: suggestion to pay ahead so the road repair money could be invested; the construction of buildings should put money into the fund because of the heavy equipment using the roads.

A possible request form was presented, to be tweaked.

Meeting adjourned (Dan Distel, Bev Simpson).

Submitted by secretary, Kathy Olthof