

Minutes of January 12, 2017 – Board Meeting

Pine Forest Property Owners Association (PFPOA)

Board of Directors meeting

7:00 P.M. Thursday, January 12, 2017

First National Bank Training Room

Board members present: Cliff Seidel, president; Jill Rosales, vice president; Drusilla Rogers, Secretary, Brenda Winkler, treasurer; Silas Powell, member

Notice given at the beginning of the meeting: The subjects to be discussed or considered, or upon which any formal action may be taken are listed below. Items may or may not be taken in the same order as shown in the meeting notice. This meeting will be conducted under 'Robert's Rules of Order.' All discussion on agenda items will be by and between members of the board only. Prior to adjournment of the meeting, POA members who wish to speak will each be given a three (3)- minute time limit to present any comments for board consideration.

1. **Call to Order:** Clifton Seidel @ 7 pm.

2. **Approve minutes of November 2016 meeting.** There was discussion to correct the amount of \$472,072.68 noted in the treasurer's report in minutes. This amount is the POA's total assets rather than the amount in our bank account. The actual correct amount in the bank account was \$269,181.25. Rosales moves to accept the minutes with an amendment showing the correction to the bank account. Silas seconds and the motion passes with Winkler voting no.

3. **Treasurer's Report:** Clifton Seidel noted a balance on December 31, 2016 of \$256,374.56. Invoice for Ken \$49.07 for sign repairs. Rogers moves to pay Ken. Powell seconds and the motion passes. Invoice received from Jill for \$35.48 in ACC supplies. Powell moves to pay Rosales. Rogers seconds and motion passes. Rogers moves to accept treasurer's report as given. Powell's second motion passes.

4. **Architectural Control Committee Report:** Jill Rosales presented the ACC report. Jill turned in \$3000 to Seidel for building permits that have been approved. Jill has posted guideline document on the website. Everything in the guidelines is included in the CC&Rs; however, it is a shorter version. We are still waiting on our fee schedule and violation protocol from Alex.

5. **Discussion and possible action on Insurance for the Board of Directors:** Drusilla Rogers spoke on the subject. The board tabled this issue until our next meeting.

6. **Discussion and possible action on the Budget:** Winkler has worked very hard on a budget. Rosales is still requesting an account for the ACC line item. Rogers moved to accept the budget with a change of the insurance amount not to exceed the total of the quote given (\$3,678). Powell seconds and motion passes.

7. **Old Business:** Discussion and possible action on the Yearly Meeting: Seidel sent a request to both commissioners for them to speak at the annual meeting. Rogers presented a quote from the Coffee Dog for the refreshments at the annual meeting. Powell suggests we ask them to remove taxes due to the POA being tax exempt. Rogers will get the tax number from Goodwin. Powell moved to accept the new total for Coffee Dog of \$272.50. Jill seconds and the motion passes. Powell moved that we have a call meeting next Thursday, January 19, 2017, at the American Legion at 7 pm. First agenda item to be discussed is a change in the number of board members from seven (7) to five (5). The second agenda item to be discussed and approved is board insurance. This meeting may not be limited to these two subjects.

Rosales requested that we post on the website the positions open for vote at the annual meeting. We have one (1) board position and three (3) ACC positions available. Rogers moved to pay Goodwin to have two people count votes at the annual meeting with the cost not to exceed \$900. Brenda seconds the motion and motion passes.

Rogers will bring a quote from Aqua Water to expand the water pipe on Pine Shadow.

Rosales moved that we start an amnesty period to wave all late fees to members who are current on dues. Our hope is to give members a chance to catch up on back fees they may owe without having to pay late fees. This amnesty period would end March 31st. For any dues not caught up by this date, late fees will reapply. Goodwin should send out a notice about the amnesty period with the annual notice. Powell seconded the motion, motion passes.

Membership input: A request was made not to allow any other trailers to be put in Pine Forest. All trailers present now will be grandfathered until they are moved. Members suggested rethinking changing the total member total of the board from seven (7) to five (5). A guest asked for something to be done about travel trailers.

Rogers moves to adjourn. Rosales seconds and the motion passes.

Minutes written by Drusilla Rogers