

Roosevelt Ridge Home Owners Association

Meeting Minutes

1.13.12

I. Call to order

Scott Schorer called to order the regular meeting of the Roosevelt Ridge Home Owners Association at 11 AM EST on January 13th, 2012 via telephonic conference.

II. Roll call

Scott Schorer conducted a roll call.

Owners representing 16 out of a total of 27 lots were present; a quorum was achieved.

- Mike Wallace
- Rich Harris
- Jeff Keicher
- Evelyn & Chris Aucoin
- Vicki Powers
- Kate Todd
- David Pure
- Scott Schorer: 9

III. Open issues

- Update General Status
- Review Financials
 - 2011 Budget vs. Actual
 - 2012 Budget Proposed
- Legal
 - Review Fontaine Forbearance Update
- Development Activity
 - Reviewed signs implementation
 - Reviewed entryway improvements

IV. New business

- 2012 Budget Review & Discussion

V. Resolutions

All following resolutions were passed unanimously.

- Resolved, to accept the resignation of Mike Kaiser as Director of the Roosevelt Ridge Home Owners Association
- Resolved, to accept the appointment of Jeff Keicher as Director of the Roosevelt Ridge Home Owners Association
- Resolved, to approve the minutes of Roosevelt Ridge Home Owners Association for the Roosevelt Ridge HOA Meeting on June 18th, 2010.
- Resolved, to approve the 2012 Budget as described in Appendix.

VI. Adjournment

Scott Schorer adjourned the meeting at approximately 11:25 AM.

Minutes submitted by: Scott Schorer

Minutes reviewed by: Jeff Keicher

Appendix:

2012 Budget:

	2012 Budget				
	2012 BUDGET	2011 BUDGET	2011 ACTUAL	Var from '11	Comments/Questions
Assumptions:					
Average number of dues-paying owners for the year	19	17	16	2	
Average monthly dues amount	125	125	125	-	
Target HOA Dues	26,125	23,375		2,750	
Income:					
Dues Actually Received			26,193		
Assessment Due					
Reserve Income					
Late Charges					
Interest Income	-		7.80	-	
Total Income	26,125	23,375	26,200.30	2,750	
Expenses:					
Office Expenses:					
Bank Service Charges	150	150	81.90	-	
Filing Fees	400	400	365.00	-	
Postage and Delivery	350	350	349.50	-	
Accounting	1,250	500	1,164.09	750	
Bookkeeper	1,250	1,250	1,010.00	-	
Legal					
General	1,000	1,000	-	1,000	did not have general legal in 2011, but just in case
Fontaine Lien			9,822.77	-	
Insurance					
HOA D&O Insurance	3,500	2,200	3,577.42	1,300	assuming slight price increase
Entryway Improvement Insurance	750	650	63.97	100	assuming slight price increase
Maintenance:					
Snow Plowing	2,500	2,000	1,700.00	500	
Road Grading and Upkeep	2,500	5,000	-	(2,500)	did not pay to regrade road in '11
Fire and Beetle Mitigation (06 Budget \$24k)			-		
Fence Repair					removed most of fence
Utilities					
Phone/Fax/Data	1,250	1,320	1,156.48	(70)	
Gas and Electric	500	750	239.38	(250)	
Trash Collection	250	600	151.50	(350)	
Repairs					Any repairs from Insurance / Reserve
Improvements:					
Signage					
Additional '12 signage	2,851		3,843.13	2,851	to complete addition of "Welcome" signs
Entryway- Gate	-		(3,323.63)	-	
Entryway- Gate- lighting?	3,000	3,000	-	-	didn't put lighting in, suggest carrying forward
Entryway improvements	2,000	2,000	500.00	-	
Entryway plantings	1,500	4,000	-	(2,500)	did not pursue, other than basic landscaping / chipping
Total Expenses	25,001	25,170	20,991.51	(169)	
Net Income	1,124	(1,795)	5,208.79	2,919	