

Oct. 2009 Harris Ridge Board Minutes

Date: 10/13/09

Place: 13112 Bennington Lane (Rollie's House)

Present:	Rollie	Art	Absent:	Barbara
	Erin	Toni		Dwayne
	Tracy	Doug		

Meeting was called to order at 7:00 pm.

Sept. '09 Board Meeting Minutes:

Reviewed by the board members, Motion was made to approve. Motion was seconded. Motion was passed and the minutes were accepted.

Home Owners' Concerns:

None.

Treasurer's Report: Rollie

For the month of September, the HOA gained 9K and 32K for the year.

He will be working on finalizing the budget for 2010. Rollie's preliminary budget analysis was approved. Rollie made the motion to approve. Doug seconded the motion. Motion passed. Vote was 6-0.

Property Manager's Report: Carmen, Goodwin Mgmt.

1. Received a call from a homeowner from the Enclave regarding the light at the entrance was not working. MRP came out to look at the light. Advised that they could not proceed without an electrician. Board agreed it needed to be done and advised Carmen to proceed with the repair.
2. Attorney sent out 14 letters regarding yard/landscaping issues.

Association's Website: Toni

No additional information was provided at this meeting.

Maintenance Committee: Rollie

Gene Theriot, G-Tex, made a presentation at the meeting regarding the fence enclosure around the electrical box by the playground, the mailbox slab and canopy, and pool roof.

1. Wood Fence around the electrical box would be 1" pickets with steel posts and will stain. Cost quoted was \$1,500.00. Project completion will take approximately 1 week.
2. Mailbox canopy will have steel rods covered with stone rock. Roof will be galvanized metal. Cost quoted was \$15,000.00. Lights and moving the light post to the playground would be an additional cost. A couple of days after the meeting, Gene advised that the total cost for

the post office project will be \$19,425.00. Project completion will take approximately 4 weeks.

3. Gene also advised the Board on what needs to be done for the pool roof area. His cost for the job was \$4,000.00.

Board voted to approve the plans for the mailbox project that consists of the slab, canopy, and mailboxes. Rollie made motion. Erin seconded the motion. Motion passed. Vote was 6-0.

Board voted to approve the plans for the fence around the electrical enclosure. Rollie made the motion. Art seconded the motion. Motion passed. Vote was 6-0.

Board voted to approve the plans for the pool roof project. Rollie made the motion. Art seconded the motion. Motion passed. Vote was 6-0.

Playground Committee: Tracy

Tracy presented the Committee's recommendations to the Board regarding playground structures, surfacing, benches, and borders. The Committee recommended Playground and Shade Structures Option No. 3. Cost of the project was \$49,998.71. Project will take approximately 5-6 weeks.

Rollie made the motion to approve the Committee's recommendation. Toni seconded the motion. Motion passed. Vote was 6-0.

Misc.:

Rollie made a presentation on the Kaizen Process in order to assist the Board to come up with good solutions when a problem or an idea is presented.

1. Continuous improvement program.
2. 8 step program.

Ridge Investors is planning on building a strip center at the corner of Harris Ridge and Howard Lane. Doug will send in his notice that he is an interested party in order to get updates on the project.

Adjournment:

Rollie made the motion to adjourn the meeting. Toni seconded the motion.

Meeting was adjourned.

Next meeting is scheduled for 11/10/09 at Rollie's house.