

# GRACE RIDGE HOMEOWNERS ASSOCIATION

## October 16th, 2018 Meeting Minutes

Board members present: Ernesto Mier, Eva Rosko, George Krause, John Rosko, Jason Overcash, and Denise Voignier.

Meeting called to order 7:00

Minutes from September board meeting were read a motion to accept was made by Denise Voignier and seconded by Ernesto Mier.

Minutes from August board meeting were read a motion to accept was made by Denise Voignier and seconded by Ernesto Mier.

Treasury report: No one from Cedar was present.

ARC: A request came from Cedar for solar paneling by Total Solar Solutions from a resident. The board needs to find out why this was sent to Cedar and not the ARC directly.

There was no Community Watch meeting in September.

Old Business:

Nicole Gibson to Scott Snider about 2015/16 taxes and want to know about reimbursement.

Laura Lindley is the new clubhouse cleaner. Looking over the pool contract the board would like to know if she would be willing to clean the bathrooms during pool season?

The pool estimate from Swim Club for plastering and retiling has been signed. Ernesto Mier needs to let Pauline know to get us on the books ASAP.

New Business:

The discussion about golf carts and we need to find out from Pauline Gordan what information she has gathered from other associations.

Treadmill parts have been ordered and are scheduled for delivery. We will wait to renew the warranty. There are concerns due to the warranty being residential or commercial use. When the parts arrive we do not know if the tech will fix the unit.

Some board members would rather have Carolina Fitness do the work so we know it will get done.

Swim Club contract renewal we need a meeting set up to go over different options for quotes.

The Board would like to know about billing by Benjamin Karb for foreclosures.

Concerns:

When the Board arrived there was a newly broken blind. Ernesto Mier will check with each resident who rented the clubhouse per clubhouse checklist forms.

George Krause brought a resident concern over Cedar's bill mailing; the envelope did not cover account information.

Also the statements have no pay online option address and they need to be reworded.

John Rosko will send the board information on purchasing a new printer (Epsom Workforce)

Ernesto Mier will contact the church over arrows needing to be cleaned up from their run.

Closed Session

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Closed Session

John Rosko provided emails about the signing of paperwork to proceed on the Bost foreclosure. The board does not understand why we were not asked or told that Benjamin Karp did not proceed with this action.

If we leave Cedar we need to do so soon.

Jason Overcash has amended his motion to drop Cedar contingent on looking into a new management plan. Seconded by Denise Voignier and voted unanimously.

By January meeting we would like to have a plan in place.

Denise Voignier made a motion seconded by John Rosko voted unanimously on the Eagle Plumbing quote.

The board discussed the sale of the land and Ernesto Mier will call the lawyer to draft a letter saying no to the sale of the land that the board will then approve.