

GRACE RIDGE HOMEOWNERS ASSOCIATION

November 20th, 2018 Meeting Minutes

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

Meeting called to order 7:05

Jennifer Carr from Cedar introduction,

Minutes from October board meeting were read a motion to accept was made by Denise Voignier and seconded by Mario Medina.

Treasury report from Jennifer Carr from Cedar was presented. Motion to accept was made by George Krause and seconded by Ian Reece.

ARC: No requests have been made.

There was no Community Watch meeting in October.

Jennifer Carr after listening to the minutes had question about ARC solar panel request, pool contract, mentioned that she could not find the Limberg Lawn contract, foreclosure homes, and she will look into the issue with billing statements. She also mentioned about the utilities and seeing if paying just per pole and having a reserve study done.

Old Business:

Golf carts: Jennifer will look into how other HOA's handle this with fees, use of path, and parking.

The treadmill has been repaired.

Jennifer will call about the pool quote for contract and she will handle getting us on the books for repairs. She actually then called during the meeting and was told they are running behind because of all of the rain. They will call Jennifer to set up a time.

Ernesto Mier did not find out about the broken blinds or arrows being cleaned up. He will follow up with this matter.

Jennifer Carr will get with Amanda to find out about where we are with our budget.

New Business:

Jennifer Carr will be taking over for Pauline Gordon.

Jason will get George information on purchasing a new thermostat. We would like to have password protection.

Collection policy, is demand letters sent after \$150 which is a half year behind. Jennifer will review NC law compared to our CCR and by laws.

Jennifer advised Jason to reach her manager regarding closing fees and confusion on checks being made out to HOA instead of Cedar. Because the HOA doesn't collect or receive these fees Cedar does. Also to get reimbursement for missed meetings and taxes.

Regular meeting ended at 9:00 closed session continued after.