

## FALCON RIDGE OPEN BOARD MEETING

Falcon Ridge Clubhouse  
9525 Kestral Ridge Dr.  
November 21, 2016 – 7:52PM

Members in attendance: Andre Renschen, President; Willie Mushatt, Vice President; Amy Jo Denton, Secretary; William Fishbaugh, Treasurer; Chads Martin, Board Member

A quorum is established.

October 2016 open meeting minutes were approved and published.

October 2016 executive meeting minutes were approved and published.

Open Session – 6:45PM – 8:00PM

### Tennis Courts

- The Board listened to Vincent Trincia's proposal for sealing the tennis courts.
- Vincent reported that the courts are playable in their current condition (more so for the courts closest to the road, courts closest to the woods are not as in good shape). Need to clean out cracks, and fill deep cracks with sand then black, latex repair (offered by Lowe's and Home Depot). Foundation and/or drainage issues discussed in the past, but don't see any issues now. Vincent speculated that it had been 6-8 years since last repairs. Vincent and Jay are willing to help with repairs. Would like to swap the nets (due to wear and tear). He sees the tennis courts as an asset and would like to see the maintenance done. Expect about \$100 in materials. Would like to do in early December before snow.
- The Board voted in favor to have Vincent and Jay do the repairs as reported pending checking with Jennifer to ensure volunteer labor is not an issue.
  - @ Andre will ask Jennifer if issue with volunteer labor.
  - @ Andre asked Vincent to keep all receipts for reimbursement.
  - Amy Jo did not vote in favor despite appreciation for Vincent's volunteerism and care for the community's assets. She cautioned that the Board voted in favor without a written agreement and without an understanding of liability or workmanship.

### Treasurers Report

- Bill spoke with Theresa, Barry, and Chads. Would like to have a committee established (as resources needed). Nothing further to report at this time.
- A normal report will be provided at the next meeting.
- The budget was ratified and those meeting minutes were published.

### Clubhouse

- Andre is ensuring supplies are stocked appropriately.
- Andre asked Chads to be the liaison. He has graciously agreed.
- Currently good on supplies. Cleaning needs to be checked after the Club meetings.
  - @ AJ to forward to Chads (with copy to Andre) regarding the Club meeting schedule.

- Andre reported that the arbor is in poor condition – dry rot issues (2x2s). Minor unsightly. Tabled for now until the survey responses are gathered and priorities are set.
- Christmas social (\$500 budgeted) is set for December 11th. BYOB is the policy.

#### Community Survey

- Amy Jo reviewed the survey with the Board. Changes noted. Amy Jo will republish for the January Board meeting for final review prior to publication.

#### Common Areas

- Teenagers loitering, chairs, trash, also walking through neighbor's yards and trespassing. The Board discussed if there is a need for a policy and/or if police attention is needed. It was noted that some of the teenagers live here, some of them do not. The most common complaint is cut throughs including with bikes.
  - @ Amy Jo will put this in the next Newsletter to ask residents to call HC security (not Police). This way the security will question to validate residency.
  - @ Andre will follow-up with Jennifer regarding situation and recommendations.

#### Landscaping

- @ The Board will review the Handbook and the Landscape Guidelines to determine if any updates are needed and will discuss at the next Board meeting.

#### Newsletter

- @ Amy Jo will provide draft for next meeting including a summary for the quarter.

#### New Business –

- @ Next meeting will be January 16<sup>th</sup>, 2017.

Board Listens – No one was present.

Adjourned at 7:52 PM.

- @ Indicates an action item.

Respectfully submitted: Amy Jo Denton, Secretary