

## TRUSTEE/HOMEOWNER MEETING – 11/3/08

Start Time: 7:01pm  
End Time: 7:50pm

Trustees in Attendance:  
Keith Brown, Lynn Lee,  
Mike Ritchie, Eric Ruegg  
Carol Weber

H/O in Attendance:  
Mary Fitzpatrick, John  
Hamill, Richard Duff,  
Eleanor Lyons, Shelley  
Parsons

1. Reading of 10/6/08 meeting minutes  
During reading of October minutes, Rich Duff objected to what he was quoted as allegedly saying, which was that he disagreed with the announcement by the trustees that they had proposed a face-to-face meeting with the plaintiffs to the lawsuit. Since he would offer no correction other than to insist that the sentence be stricken, the minutes stand as read (see item e. in October minutes). Unfortunately, this led to a heated discussion; the trustees called for order and the meeting continued.
2. Old Business
  - a. Projects Update
    1. Clubhouse siding & painting  
Trustees met with members of the ACC on 10/27 to rule out using Maxitile and get new bids quoting CertainTeed and Hardy siding. There were problems with Maxitile deliveries in the Midwest. Also, it was decided that adding a roof over the front porch was not needed at this time. The new bids were due by close of business today for the trustees to make a final determination.
    2. Pool Repair  
Suppliers are behind in manufacturing the grates needed to satisfy the legal requirements for the federal Anti-Entrapment Act. All pools in the area are having problems but the deadline for compliance remains 12/20. Hopefully, there will be an extension of this date.
  - b. ACC Update  
No update
  - c. Lawsuit Update  
No update
3. New Business  
Discussion ensued about Ameren UE installing new underground electrical wiring at the edge of clubhouse grounds. Hopefully this will remedy frequent power outages experienced by many residents in the area. Shelley Parsons inquired about the memorial to Ed Meyer.
4. 2009 Budget Presentation & Assessment Info (attachments)  
\$191,257.05 was total for all bank accounts as of 10/31/08. Budget figures were given at October meeting and included in newsletter. December vote allows for a vote to retain \$260 for the annual assessment **or** a vote for \$280, which will provide extra income to renovate the clubhouse interior, particularly the kitchen. Keeping the assessment at the current \$260 will just cover all expenses, as costs have risen considerably. Eleanor Lyons felt \$20 increase was necessary to keep facilities nice and help with home sales, as buyers appreciate amenities. R. Duff & J. Hamill seemed to disagree with an increase. R. Duff expressed confidence in the manner in which the five trustees handle subdivision funds.
5. 2009 Budget Timetable through end of year:
  - a. Postcard mailing of 2009 Voting Meeting, week of 11/10/08
  - b. Budget Voting Meeting, December 1, 2008, 7:00-8:30pm