

**BOARD OF DIRECTORS
MEETING
TUESDAY, JANUARY 2, 2007
9:30 A.M.
BALLROOM**

Call to Order at 9:31 A.M.

Announcements:

A Joint Work Session with the Board and the Planning and Development Committee will be held January 9, 2007 at 9:30 A.M. in the Ballroom. On January 23, 2007 at 9:30 A.M. a Joint work Session with the Board and ARC's Committee will be held at 9:30 A.M. in the Ballroom.

Verification of Quorum:

All members present and accounted for, absent Manager, Dell McKinney.

Board Meeting Minutes:

Approval of December 5, 2006 minutes with two corrections:

1. New Business Pet Waiver request for Lot 969. The Waiver is for pet named Mitzy, a second dog.
2. New Business Pet Waiver request for Lot 981. The Waiver is for Pet named – no name was indicated in the request just that two small dogs were to be at the lot.

Correspondence:

None.

Treasurer's Report:

Treasurer, Paul Schmeil, reviewed report for 12/31/06 indicating Total Current Assets \$661,738.00 in checking accounts and Certificates of Deposit. Accounts Receivables of \$81,334.00. This is mainly prepaid assessments. Other Current assets are \$3,721.00. This is mainly interest

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accrued, prepaid insurance and funds not deposited. We have outstanding quarterly assessments of \$1,050.00. At this time we have current Reserve Funds of \$316,371.00. Before all closing entries are completed we have \$267,754.00 that may be added to the Reserve Fund. The Activities Office, clubs not included, operating funds are \$45,305.00. This is \$8,581.00 more than the December 5, 2006 Report.

Manager's Report:

None.

Compliance Manager's Report:

Wireless Internet Service target date is January 15, 2007. This is the best guess based upon completion of the work done to this date. Any questions should be directed to Larry Martin, Compliance Manager. Purchase of service will be by calendar days and credit or debit card is expected to be used to reduce Administrative costs of system. Larry reminds everyone to check with the ARC's Office before proceeding with any activities that requires a permit.

Old Business:

1. Assessment Motion:

Assessment motion to reduce the monthly amount by \$5.00 was made and seconded at the December 5, 2006 meeting. Discussion of the future needs for reserves include a Reserve Budget Committee recommendation done in 2004 that has not been acted on to date. The unknown cost we may face for garbage collection when our current contract expires during 2007. The rules that govern the Association requires the Board to review assessments at any time during the year and particularly at beginning of each period when a budget is prepared and acted on. Paul Schmeil called the question. The motion failed 1 for and 5 against.

2. Palm Tree Petition:

A committee assigned to review a palm tree petition requesting that when a palm tree is removed a new one will be purchased and replanted in its place. The Committee recommended that the Board approve this petition to correct Rules and Regulations 12.7 and Design Guidelines 5.17M, numbers 3 & 4, to require

replacement of palm trees after ARC's Office approval of removal. Anne Swain called for the question after much discussion. Petition approved 4 for and 3 against.

3. Review of Pet Section Rules and Regulations:

The rules on pets in the park were read and discussion ensued about the letter sent by Golden Vista Manager to all lot owners in the pet section. This included request for registration of all pets to be in the park by January 1, 2007. The request of waiver to be made for a pet or pets that are in some way not in accordance with the pet rules established in the park. Paul Schmeil moved that we extend the January 1, 2007 deadline to February 1, 2007 – seconded by Jim Brannan. This extra time provided for the few residents who are just arriving in the park and need to request waiver with explanation for Pet violations of Rules. After discussion Anne Swain called for the question. The motion was approved 4 for and 3 against.

New Business:

1. Pet Waiver Lot #1073 – Request for 2 small pets named Hiedi and Ty until one deceases. Owner agrees not to replace the second dog. Anne Swain motioned to provide Waiver. Jim Brannan seconded. Vote 5 for and 1 against.
2. Pet Waiver Lot #1005 - Request for a pet overweight by a few pounds. The pet's name is ~~Joey~~ Joey. This pet was sold to the owner as a miniature but has exceeded that size. Anne Swain motioned to accept a Waiver from this pet owner. Jim Brannan seconded. Paul Schmeil moved for question. Vote 5 for 1 against.
3. Pet Waiver Lot #960 – Bob Norin motioned to provide a Waiver For Lot # 960 to have 3 goldfish. Barry Jones seconded. This was ruled Out of Order by President Leroy Gibson.
4. Design Committee Charter – a Design Committee Charter was Submitted to the Board and will be acted on at the next Board Meeting.
5. New appointments - Landscape Committee, Robert & Marie Gillespie Lot #7 and Bill Vandermay Lot #990; Facilities Committee, Wesley Crook Lot #995. These appointments approved by all Board Members.
6. Board Agenda Active or Fixed:

Jim Brannan made a motion to have an active agenda for the Board. Barry Jones seconded. This is to ensure that a new item could be considered if Board approves after the agenda has been announced. Voted 5 for and 1 against. Motion passed.

7. Three year term for Board Member:

Barry Jones made a motion to implement 3 year term for candidates with the two highest vote count in upcoming election and two year term for the two next highest candidate vote. Anne Swain seconded. This is necessary to stagger the re-election of new Board Members over next few years. Vote was unanimous.


8. Staff Appreciation Card:

In the November 7, 2006 Board Meeting a Staff Appreciation Card was approved. As of this date no card is available. --

9. Barry Jones requested the Board consider, at the next meeting, the Implementation of a Reserve Budget for the replacement of fixed assets. A copy to be posted with the Board Meeting minutes.

Motion to Adjourn: 12:17 P.M.

Respectively Submitted:



Jim Brannan



Leroy Gibson