

GOLDEN VISTA RV RESORT
BOARD OF DIRECTORS REGULAR MEETING
NOVEMBER 18, 2008

Board Members in attendance: Phil Parsons, President; Paul Borne, Vice-President; Marge Stam, Treasurer; Peggy Richardson, Secretary; Jim Brannan, Adele Finnemann, Dell McKinney, Park Manager.

Meeting called to order at 9:34 a.m. by Phil Parsons and a quorum was verified by Peggy Richardson. Approximately 29 residents were in attendance.

1.0 Adoption of Agenda

1.1 Jim Brannan suggested that the agenda be amended to include the Deficit Reserve Budget under Announcements. Paul Borne so moved. Motion carried.

2.0 Correspondence

2.1 Hugh Vernon's letter of resignation as chairman of the Documents Review Committee was received.

3.0 Approval of Minutes.

3.1 Peggy Richardson moved to accept minutes of November 4 meeting as corrected. Carried.

4.0 Treasurer's Report

4.1 The balance of Operating Cash on Hand is \$340,916. Balance of Reserves - CD's & Savings is \$438,526. Reserve Accounts Breakdown: Repairs and Replacement \$335,321; Capital Reserve - \$103,215. Total Reserve -\$438,526. Activities Fund: Total \$41,369

4.2 The audit is on-going and should be ready by next meeting. Jim Brannan moved to accept report. Carried. See attached report.

5.0 Announcements

5.1 Marge Stam moved that of the total amount of \$103,845.00, \$74,175.00 is transferred annually to Repair and Replacement. \$29,670.00 is transferred annually to the Capital Reserve. Breaking it down quarterly \$18,543.75 is Repair and Replacement and \$7,417.50 is transferred to Capital Reserves. Carried.

5.2 Jim Brannan explained Deficit Reserve Budgeting. See attached.

6.0 Manager's Report

6.1 Dell McKinney, Park Manager reported 555 spaces occupied: 518 owners and 38 renters. She discussed the cable TV installation in progress. The picture is better and we have 36 channels instead of 13. The driving cage is out of commission due to a torn net. There are some problems with the water machines, mostly caused by damaged or foreign coins. Some water risers are leaking and residents are asked to report these to the office. Jim Brannan asked if the problem is only in the packing in the valve, should residents attempt to replace it themselves. Dell said that Maintenance should take care of any repairs. See attached report.

7.0 Committee Report

7.1 Discussion of Planning & Development Report by Bob Kuziw, Lot #384. He identified six main areas of concern: Water & sewer, Power, Streets, Telephone, Space & Storage, and Security. See attached report.

8.0 Unfinished Business

8.1 Document Committee recommendation on Articles and By Laws Voting. Legal counsel report has not been received yet. It was recommended to defer this until it is received.

8.2 Committee appointments: there were none. Residents wishing to volunteer should contact the Board or Manager about serving on a committee. At present the Documents Committee needs volunteers.

9.0 New Business

9.1 Pet Committee. Jane Nusbaum, Lot #1027 read a letter to the Board recommending changes and additions to Part 10 PETS of the Golden Vista Rules & Regulations. Their concerns are: pet limit, weight limit, excluded pets, pet control, droppings, lot restriction, owner responsibility, and pet registration. They also had the following recommendations: increase fines, enforcement of rules and regulations, and registration of pets. Peggy Richardson moved to take this into consideration. Seconded. Discussion followed on limiting certain breeds. It was suggested that there be more members of the Pet Committee and not from the same household. Dell said that any changes in the Rules & Regulations need to be run by the Document Committee. See attached report.

9.2 Homeowners were invited to comment on Pet Rules: Lee McFarlane #1064 said they have a very gentle Rottweiler mix dog which is not in compliance and asked that they be allowed to keep her. Joanie McClary #566 asked if a visitor with a dog could stay one night in her park model not in the pet section and was told to refer to manager. Jim McFarlane #1064 asked about the same Rottweiler/Shepherd mix weighing 48-50 lbs. and was told that would be a separate issue to take up with the Manager. Hugh Vernon #290 said we have rules for specific reasons and the weight limit shouldn't be waived as it is made to protect the whole park. Pat Cameron #1061 said that her cat loves McFarlane's dog. Other park rules are broken. She suggested a need for compassion as pets are family. Jim Meskimen #1031 said the fact that a pet has no history of violence doesn't insure there won't be a problem in the future. Harold Phillips #245 said the Pet Committee is not consistent with the pet owners. Jim Brannan moved to table this item until more definitive information is available and asked for better consensus of pet section. Motion carried.

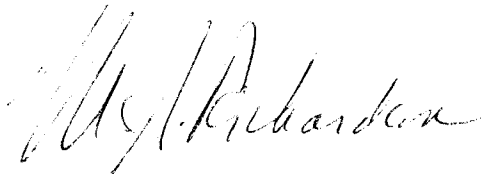
9.3 Pet Committee: There was a second report from the Pet Committee requesting the gates at the south entrance be changed to the same activation as the east gates. They are concerned about stray animals and unauthorized people coming into the park and using the facilities. See attached report.

Discussion followed: people are asking that the south gate be closed; there are not enough volunteers to man the booth and we have no control of RV's parking on Baseline. Jim Brannan asked if there have been reports of stolen property or unauthorized use of the facilities this season. Dell said there have been none reported to date. Phil Parsons said this item will be treated as a Manager/Board issue.

10.0 Adjournment

10.1 Jim Brannan moved the meeting be adjourned at 10:44 a.m. Carried.

Submitted by:



Peggy Richardson

Secretary



Phil Parsons

President