

## GRACE RIDGE HOMEOWNERS ASSOCIATION

July 18<sup>th</sup>, 2017 Meeting Minutes

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

Meeting was brought to order at 7:00

Minutes from July board meeting were read a motion to accept was made by Jason Overcash and seconded by Denise Voignier.

Treasury report was presented by Amanda Smith from Cedar. A motion to accepted was made by Denise Voignier and seconded by Mario Medina.

ARC board member Eileen Solomon had nothing to report.

Tammy Jenkins is heading up the Community Watch Program. She has been following NextDoor and posting to our Facebook page.

Eva Rosko made a motion to purchase 5 new HOA Meeting and Community Watch signs, seconded by Denise Voignier, and voted unanimously.

Old Business:

Cedar has sent letter of violation and fines for a home construction project that has not been finished in agreed upon time after resident hearing. Warning letters have been sent to residents for camper improperly stored, cars being parked on grass, and driving golf cart on common areas and roads to pool.

We are still looking for deals on pool deck chairs.

Thank you to John Austin for the donation of sign changes for the pool. He will also be looking to donate umbrella signs.

We are having issues with the pool not being vacuumed enough. Amanda Smith has concerns that we do not have an updated pool contract since 2014 and he will not return her messages.

Amanda Smith has sent letters to the Sheriff's Department about golf carts being driven on State maintained roads within our development.

Amanda Smith from Cedar Management is sending several resident violation letters and deactivation of key fobs for various violations.

Thank you to George Krause and Amanda Smith on all their hard work getting property maintenance on two vacant bank owned properties.

New Business:

The new lawn maintenance by Limberg Lawn Service is looking great and many residents are happy they parked on the overflow parking area to not take up space for pool parking. It has been brought to the attention of the board that we own a piece of property on Maple Ridge Circle that they will need to mow as well. We would like to see into the possibility of selling it.

A motion was made by John Rosko and seconded by Denise Voignier to have Tory Bamford go under contract for cleaning services. The vote was unanimous.

Thank you to John Rosko for replacing the rope and buoy in the kiddie area of the pool.

A motion was made by John Rosko, seconded by Denise Voignier, and voted unanimously to have pool entrance end at 8:45 due to many people not observing pool hours.

The Board will begin work on new common area rules for 2018. Amanda Smith will get us information of HOA standards in NC.

George Krause will get a hold of Scotty Benson to replace fascia and lights on the pool house.

Amanda Smith will email Wesley about the pool handrail.

George Krause will get the fencing company to send an official quote for the fence expansion.

Motion to adjourn the meeting at 8:13 was made by Eva Rosko and seconded by Ian Reece.