

GREENTREES VILLAGE
Board of Directors meeting
October 13, 2009 at 1:00 PM

call to order: 1:00 PM by President Mike Grenfell

Flag Salute

Roll call of the Board of Directors: District 3 and District 9 representatives were absent.

Alternate

Donna Weaver represented a District

Approval of the Agenda: Dean Layton made a **Motion to approve, voice vote, passed.**

Approval of the minutes: Jo Ann Sutton **Motion to approve, voice vote, passed.**

President comments: Pres. Grenfell introduced Jacquie Beveridge President of Coast Village

in attendance to observe board meeting.

Long Term planning is needed to determine our needs and problems such as old water lines

and electrical wires that are under code and need to be updated. Most of the utilities are 30

years old and our old water pipes are concrete and asbestos. Repair cost are rising including

our cost for water, sewer. this is one of the cheapest places to live. The Board is responsible

for the maintenance and upkeep of GT. If we don't maintain it it will go down hill and people

will move out. Dues are low for what we receive: water, sewer, garbage, cable, pools, hot tub, sauna

and a maintenance staff. Some people don't know what it is like in the real world when it comes to the cost of living.

Owner's Forum: Lot 676 Mary Ann Jackson opposes home garage sales due to auto traffic

on narrow streets urge board to reconsider. Lot 414 Dave Johnsen against garage sales.

Correspondence: none

General Manager's Report: L Dashofy advised the spruce tree in front of maintenance was

cut down. A disease is attacking spruce, pine and fir trees and must be removed. The infected tree disease has been in Florence about 3 years. Election of odd numbered

districts 3 for /district 5 and 2 for District 7. and 3 for alternates cut off date is Oct.24

and ballots due back Nov. 24 th results at the Dec board meeting. A fine had been

placed on lot 111 for walking a dog without a leash that has been paid. A handicap plate

has been placed at front door. Painting, carpeting, window blinds are almost finished. East gate data base was lost and has been repaired. Starting new card project and will finish by Jan and be mailed to owners. Unexpected bill for \$225 for GT service space paid for as Computer club couldn't. We have 2 teenagers staying on West side a letter sent They are here temporary until parents house closes escrow. Dog cleanup station installed at back exit. On new gates could assign personal pin numbers for each lot

Financial Report: L. Dashofy More water leaks on West side and are over budget. Our reserves \$ 254,421.34 from \$ 70,000 of a few years ago. PUD is increasing for a total of 12.6 % considering increasing assessments.

Committee Reports: ACC -no report. Gert no report. Security Committee no report

Properties Committee-W Fisher spent 2 plus years evaluating methods of heating pools and it will be presented. Like to thank entire committee especially Bill James and Ron McCrary

Tuesday Club- R Smelly Volunteer of the quarter Jeff Meyers. Bunco Oct. 20 & 25 at 2 PM

Craft workshop Oct. 12, & 26 at 1 PM. Lunch at the Casino Oct 27 at 11:30 Octoberfest/ Halloween party Oct.30, free beer 5 PM \$ 5.00. Computer Club -no report

City Report: B. Johnson City considering doing composting from sewer sludge and cuttings

Unfinished Business: (07-04-09) Long Term Planning Committee Resolution : Mike Grenfell **Motion to approve 8 yes passed** (Sec. read Long Term Planning Committee

operating procedures) (09-04-09) New Rule (garage Sales) second reading Mike Grenfell **Motion to approve 4 yes 4 no tied -did not pass** (09-09-09) Pool Heat pumps B James **Motion as amended To spend up to \$ 15,000 for the purchase of 2 heat pumps for the adult pool. The final contract to be approved by the BOD 8 yes passed**

New Business: (10-01-09) Mike Grenfell request for volunteers need for running the sound

equipment. (10-02-09) Rec. Hall request: L Dashofy lot 182 request use of hall for Dec 20th

m Grenfell **Motion to approve: voice vote passed** (10-03-09) Board Mission Statement:

L Dashofy presented, Sec. read statement. B Johnson **Motion to carry forward to 2nd reading voice vote passed** (10-04-09) RV Pricing by J Sutton **Motion to increase RV**

fees to \$ 15 for water/ electricity, \$ 20 full hook up per day 6 yes 2 no 2nd reading

(10-05-09) Gate Damange: Mike Grenfell truck damage by gate B Johnson **Motion to pay -voice vote one no passed** (10-07-09)Election rules for alternates: B Johnson read

4.3 from CC&R's J Sutton **Motion to table election for alternates- voice vote passed**

(10-07-09) Purchase new letter board- L Dashofy B Johnson **Motion to purchase letter**

for \$378 voice vote passed (10-08-09) Holiday party Dec. 12th: L Dashofy J Sutton **Motion to have holiday party Dec. 12th 10 to 3:30 voice vote passed**

Other Business: L Dashofy pin codes for personal use schedule for new agenda

Announcements: Thanked Tuesday Club for serving cake. Potluck October 23. District 9

Adjournment: 3:05

Jo Ann Sutton, Secretary

