

GREENTREES VILLAGE, INC.
Minutes of the Board of Directors Meeting
June 8, 2010

Call to order: 1:00 PM by President Bill Johnson

Flag Salute:

Roll call of the Board of Directors: Representative of District 6 absent. Alternate Dave Johnsen seated. Alternate Donna Weaver present.

Approval of the Agenda: D. Layton moved to approve agenda, **voice vote, passed.**

Approval of the May 11, 2010 minutes: D. Layton moved to approve, **Voice vote, passed.**

President's Comments: Long agenda and will ask that at 3:30 PM we reconvene on June 22nd at 1 PM to complete today's agenda. We have finalized the party for after the annual meeting and the entertainment will be The Standard Time Band under the direction of Virgil Walkley a GT resident. They have played at the FEC and the Casino. I have received many compliments on how good GT looks and I would like to thank our Maintenance Dept. I would like to apologize to the members of the ACC committee for the discussion that got out of hand. In the agenda, under New Business 06-06-10, lot 80 Mr. Crispen contacted the Board members. I have a note from Betty Turner lot 139 for those GT owners who can not physically or financially keep up their lots. A helping hand from their neighbors would have its rewards.

Owners Forum: J. Fleming, lot 596 has had an ongoing problem with dogs off leash. Need to advise people of rules. Need to advise non-citizen owners to stand during our pledge of allegiance, D. Johnsen lot 414 City Hall is accepting hard bottle caps, corks, vitamin bottles for recycle and will be glad to take them to city hall.

Correspondence: Letter from M. Chapman lot 81 questioning General Manager's decision not to act on noise of neighbor warming up his car in his own driveway. Letters were received from Director G. Romano resigning from Long Term Planning Committee and also resigning as Chairman of ACC Committee.

General Manager's Report: L. Dashofy reported lease of a new copy machine for a few dollars less a month and it will copy color. Letter of complaint by M. Chapman is on the agenda. A violation was made for garage sale at lot 679. Letter was sent to daughter of deceased resident regarding fine of \$40 for garage sale and \$50 for posting signs. Lot 30 is going to judicial foreclosure and is available for purchase with \$30,000 debt. Thanks to the Computer Club, the Tuesday Club and G. Romano we have another new Dell computer in the Coffee room. The gates are fixed but when the office is programming the gates they will go up automatically until finished. Budget for 2011 available and have one month to review. A tree in Triangle Park will be cut down before it blows down and also two trees on 1st. Family pool opens June 14th and on or about the 20th of June the Adult pool will be closed to finish repairs that need dry days. Thanked the Fire Dept for fixing the broken rope on the flag pole.

Financial Report: J. Morgeneegg reported \$253,915.60 cash and \$265,599.44 in Reserves. Total Checking / Savings \$519,515.04. We are still under budget on expenses for the year.

Committee and Club Reports: ACC G. Romano reported approved construction of gravel parking on lot 262; Lot 80 relocation of metal carport and placement of new single wide home. Lot 590 construction of a garage. Lot 168 for erection of a purchased Greenhouse kit 6x8' and Lot 608 to remove a 10 foot section of decking. GERT: K. Stone. There are some classes coming up at the Firehouse. Are You Ready will be held on July 10th. Shelter in Place will be on August 14th. Important Documents and Pet Stress Reactions will be on September 11th. Call the firehouse for information.

Properties Committee: W. Fisher. Water valve activated, 2 or 3 need replacing and three or four not located. We will start on West side. We are working on Reserve list for 2011. Long Term Planning: L. Dashofy accepted G. Romano's resignation with regret. We are looking for new members. We are now working on changes to street names. Tuesday Club, R. Smelly: donated \$200 for Computer. Toni and Guido Romano received the Volunteer Award for the quarter. Coffee social will be on June 1st; Father's day dinner on June 20th at 4:30, having spaghetti, salad and desert for \$7. June 22nd will be lunch at the Firehouse at 11:30. July 4th foot long hot dogs, chips and drink \$3. Due to cost of food, we are no longer able to do free meal. Computer Club: G. Romano has accepted temporary position of President.

City Report: B. Johnson no report.

Unfinished Business: (05-03-10) ACC Mission Statement. G. Romano made a **Motion to approve ACC Mission Statement, 9 no, failed.** (05-05-10) Request for \$200 for Anniversary party, 2nd reading. B. Johnson re-tracked motion. (05-08-10) Vosseller request, (2nd reading), D. Johnsen made a **Motion to use multi purpose room based on all students being GT residents. Schedule to be approved by management, hand vote, 8 yes 1 no, passed.**

New Business: (06-01-10) Request for garage sale during flea market. J. Sutton made a **Motion not to approve request for garage sale, hand vote, 9 yes, passed.** (06-02-10) Purchase of Gate Pass Reader. L. Dashofy. D. Johnsen made a **Motion to approve expenditure, hand vote 9 yes, passed.** (06-03-10) Request for GERT book by K. Stone. G. Romano made a **Motion to approve GT GERT plan and associated cost production and distribution, voice vote, 9 yes, passed.** (06-04-10) Recycle bin: D. Morgan. G. Romano made a **Motion to adopt recycle bins, voice vote, passed.** (06-05-10) Guidelines for Phonetree usage: L. Dashofy. Pres. Johnson appointed Dave Johnsen to represent BOD and chair committee. (06-06-10) Request for variance: Crispen, lot 80. J. Sutton made a **Motion to deny variance, 9 yes, passed.** (06-07-10) Lincoln P.U.D. agreement: L. Dashofy. J. Sutton made a **Motion to approve Lincoln P.U.D agreement for 40 secondary Underground Extensions and associated charges to include the conduit, 9 yes, passed.** (06-08-10) Bocce Ball Court: G. Romano made a **Motion to approve Bocce Ball Court with no cost to GT, voice vote, passed.** (06-09-10) 2010 Reserve Study: L. Dashofy reviewed study 68% funded on reserves. (06-10-10) 2011 Budget: J. Morgeneegg reviewed 2011 budget and proposed monthly dues of \$168. (06-11-10) No Bingo August 7th. J. Sutton made a **Motion to suspend Bingo on August 7th only, voice vote, passed.** (06-12-10) Tuesday Club flyers: L. Herbig. J. Morgeneegg made a **Motion to allow club flyers, 7 yes 2 no, 2nd reading.** (06-13-10) Lot 30 foreclosure: L. Dashofy. Options before Board. G. Romano made a **Motion for Board to make top bid of \$30,000, 5 yes 4 no, 2nd reading.** (06-14-10) Change pool opening date. D. Morgan made a **Motion to open pool on Memorial Day, 6 no 3 yes, 2nd reading.** (06-15-10) Fine for Garage Sales: L. Dashofy. B. Johnson made a **Motion to create fine of \$100 for unapproved garage sales, 9 yes, passed.** (06-16-10) Water isolation valve replacement: L. Dashofy. B. Johnson made a **Motion to replace or repair 3 valves not to exceed \$20,000, 9 yes, passed.** (06-17-10) Chapman Complaint, 5.8 of CC&R's. L. Dashofy. G. Romano made a **Motion to approve letter from the President, voice vote, passed.**

Other business: Dave Johnsen will hold meeting regarding Phonetree in conference room 10am, June 9th.

Announcements: Thank you to Tuesday club for serving cake. Potluck Dist 6 on June 25th.

Adjourned: 4:15 PM

Jo Ann Sutton, Secretary