

Greentrees Village Inc.
Board of Directors Meeting Minutes
July 9, 2013

Call to order: the meeting was called to order at 1:00 p.m. by President Fred Burns. Seven Board members were in attendance. Guido Romano and Phillip Catalfamo were absent.

Approval of Board Agenda: **G. Lyddon made a motion that the agenda be approved. Voice vote, 7 yes, approved unanimously.**

Approval of Prior Meeting Minutes: **P. Patton moved to approve the minutes of June 11, 2013. Voice vote, 7 yes, approved unanimously.**

President Burns Comments: The Annual meeting will have a 'Meet and Greet' with wine and cheese at 1:00 PM after sign in. The meeting will start at 2:00 PM. The agenda will include a representative from the fire department. We will also discuss the results of the survey.

Residents' Forum: D. Johnsen, lot 414 commented on item 3 of the survey.

Correspondence: A letter from G. Romano tendering his resignation from the board and all committees he serves on due to health issues. **F. Burns made a motion to move this item to Other Business so we can handle the appointment of the new district reps at that time for both district 3 and 7. Voice vote, 7 yes, approved unanimously.** A second letter was from C. Bailey regarding the Estate Sales issue.

Financial Report: G. Lyddon presented the Treasurer's Report. Cash on hand in our checking and savings account is \$360,172. The Reserve fund has \$306,715 for a balance of \$666,887. Our expenses are in line and we are under budget on utilities.

General Manager's Report: Board member Phillip Catalfamo, was in a car accident and has injured his back. That is why he is not in attendance. We have had to replace two water service lines beyond what we had planned. These replacements were on lot 258 and 233. The TV in the coffee room is being repaired and we hope it will be back by Friday. The outgoing gate on the East side is being worked on. We are placing a lien on one lot this month for delinquent assessments. Our other two foreclosures that we began are in progress. There are 42 letters going out for lawn maintenance issues on resident's lots. We have received 142 surveys so far. There is an open house on July 15th for people selling their homes. We have two owners who have signed up. The House did not pass Bill 28-23 that was very bad for home owners associations. This is the bill that dealt with signs displayed at people's residences that would allow them to say whatever they want to. We will keep you informed on this issue.

Clubs and Committees

(ACC) R B Taylor: One permit issued on lot 607 for a deck replacement and one for lot 542 for replacing a retaining wall and extending a porch. (Property Committee) The Property Committee cancelled their last meeting. The previous meeting was working out the details on the Boys and Girls Club painting the lot numbers on the streets. A list has been completed of walls that need to be replaced in the near future. Some are the Association's responsibility and some are the home owner's responsibility. (Tuesday Club) P. Spagna: All the flea market tables have been sold. The flea market will be held on July 27th from 8 AM - 2 PM. Thanks to all of you that donated items for the sale. They will also be raffling off a bike again this year. Tickets can be bought in the office, \$1.00 each or 6 for \$5.00. They are not getting enough volunteers to be able to do everything. If they don't get more participation they may not be able to put on the Thanksgiving dinner or the Christmas dinner. Please step forward so they won't have to close down the Tuesday Group. (Computer Club) P. Miller: No report. (West Lane Emergency Group) No report. (Bingo Report) Jean Hosking reported Bingo has averaged 36

attendees, per week, during the past 2nd quarter. They have paid out \$1,840.00 over the last 13 weeks. This quarter ended in a positive net gain balance of \$292.00.

Unfinished Business. (05-06-13) Estate Sales: **F. Burns made a motion to suspend the policy on Estate Sales and re-evaluate the policy in September at a special meeting after the annual meeting. Voice vote, 6 yes, 1 nay (P. Patton) - approved.** (05-07-13) HUD Survey: Districts 3 and 7 have not been completed. President Burns requested that the board volunteer to finish up those districts. Everyone was in agreement. (06-03-13) Policy on recording BOD meetings: **B. Johnson moved that last month's motion to prohibit recording of the BOD meetings be made a resolution. Voice vote, 7 yes, approved unanimously.**

New Business: (07-01-13) Hall rental, D. Neale, lot 273: Discussion followed. **P. Patton made a motion that Fred be given the authority to make the decision after discussing the request with D. Neale. Voice vote, 7 yes, approved unanimously.** (07-02-13) Collection Policy: **G. Lyddon made a motion to add to our collection policy a \$20.00 service charge in addition to any applicable bank charges for checks returned for insufficient funds. Roll call vote, 7 yes, approved unanimously.** (07-03-13) Rhody Bus: F. Burns reported that the Lane Transit District is considering eliminating the Rhody Bus for Greentrees and the Senior Center and adding a stop at the Casino. A public hearing will likely be at the beginning of September. A lengthy discussion followed. We will keep you informed.

Other Business: G. Romano resignation leaves district 3 open. **F. Burns made a motion that RB Taylor who was an Alternate and is currently the rep for district 7, be made representative of his home district 3 which is now vacant. Voice vote, 7 yes, approved unanimously. F. Burns then made a motion that Vicki Martin, lot 528, who ran as an Alternate and lives in district 7 be seated on the board for district 7. Voice vote, 7 yes, approved unanimously.**

Announcements: Thank you to the Tuesday Group for serving cake. **POT LUCK, SPONSORED BY DISTRICT 7, WILL BE CHANGED TO JULY 19th** because of a scheduling conflict with the Flea Market. Everyone is welcome.

RB Taylor made a motion to adjourn the meeting. Voice vote, 7 yes, passed unanimously.

Adjournment: 2:12 p.m.

Submitted by **Ella Grenfell**, GTV Secretary, 2013