

**Greentrees Village Inc.**  
**Board of Directors Meeting Minutes**  
**May 10, 2016**

**Call to order:** The meeting was called to order at 1:00 p.m. by President Fred Burns. Seven regular Board members were present. Peg Patton and George Lyddon were absent. Gary Savaiano and Bruce Littlepage served as alternates.

**Approval of the Board Agenda:** *Pat Miller motioned to approve the Agenda. Discussion followed. Voice Vote, 9yes, 0 opposed, approved unanimously.*

**Approval of Prior Meeting Minutes:** *Fred Burns moved to approve the BOD meeting minutes of April 12, 2016 with a correction in New Business (04-01-16) to read May ballot. Discussion followed. Voice Vote, 9 yes, 0 opposed, approved unanimously.*

**President's Comments:** Fred Burns thanked Steve Young; Faye and Jim Walters; Bea Ollar; Wayne Fisher; Jeff Myers; Cheryl Divoll; and Barbara Enslow for all their work on the Mother's Day Breakfast. He also thanked all those who attended the event for coming. Bill Johnson and David Johnsen thanked Fred and Sharon Burns for hosting the Mother's Day Breakfast and the audience applauded.

**Resident's Forum:** None.

**Correspondence:** Letter dated May 1, 2016, from Carol Fisher of Lot #180, submitting her resignation as Chairman of the Activities Committee due to medical reasons. Letter from Collette Bailey of Lot #114, announcing a new page on the Greentrees website ([greentreesvillage.com](http://greentreesvillage.com)) called 'Recent Events' which can be accessed by going to *Amenities* in the main menu and clicking on *Recent Events*. Currently displayed, are pictures of the Mother's Day Breakfast. Please note [greentreesvillage.org](http://greentreesvillage.org) site is no longer maintained! Fred Burns, on behalf of the Board, said we will miss Carol Fisher on the Activity Committee and hope she is feeling better.

**Financial Report:** Pat Miller presented the Financial Report Balance Sheet as of April 30, 2016. Cash on hand in our Operating account checking/savings is \$412,313.39. The Reserve Fund has \$399,004.28, for a total balance of \$811,317.67.

**General Manager's Report:** Louis Dashofy reported that the family pool deck has been resurfaced and is ready for the opening date of June 15, 2016. The pool will be running on our new heat pumps. We will have new signage at the adult pool. We incorporated some of the rules that were not posted in the past. The gas pool heater at the family pool is down, so we are currently running on the heat pumps only. Emerald Pools is here to fix it and it is under warranty, so it should not cost anything. One of our owners, David Catano, is looking into getting stone rip-rap on his property on the river. This is a long process some of our owners have had to go through in the past; where they have to go through the Army Corps of Engineers; the City of Florence and possibly others to get approval. The question that will come to the Board is -- Will Greentrees Village allow the contractor to bring the rocks down across our property and go down through the river entrance? We did allow that in the past and do encourage residents using rip-rap to keep erosion from taking their property. There will be more information in coming months; and the Board will need to approve it. The Flea Market is scheduled for July 16, 2016. Tables will go on sale on June 1, 2016 and be \$10.00 each. We will begin the budget process in June. We will be bringing a preliminary budget to the Board for consideration. The Board needs to send the budget out to all owners by the end of July so that residents have it for the annual meeting. We will soon be going to bid on the asphalt overlay for the streets in the 400's and hope to get that done this summer.

**Committee & Club Reports:**

**(Architectural Committee):** R. B. Taylor reported that there were two permits issued for the month of April. One was for lot 210, for the addition of a wind break on his deck. The other was for a carport modification on lot 307. The owner is changing the carport's structure, so he will also need a city permit. **(Property Committee):** Wayne Fisher reported that the Property Committee has started developing the Reserve Request List for 2017, so that it will be ready for budget discussions before the annual meeting. **(Computer Club):** Pat Miller reported that the Windows 10 classes have been put on hold for now. Microsoft will soon be releasing a big update with changes that will need to be incorporated in the material for future classes. Jep Norwood will be here on May 18<sup>th</sup>. For those that use Jep for technical support on purchases, he has recently moved; so don't drop by the old house. His phone number remains the same. **(Activity Committee):** Faye Walters reported that the Activity Committee met on May 4<sup>th</sup> and had nine in

attendance. Faye and Jim Walters are hosting the Father's Day lunch on June 19<sup>th</sup> at 12:00 p.m. They are having a baked potato bar with chili, all the fixings and a dessert for \$5.00 per person. On June 25<sup>th</sup>, they will have the 2<sup>nd</sup> annual free Garden Tour from 10:00 a.m. to 2:00 p.m. The 4<sup>th</sup> of July B-B-Q is on track and so is the July 16<sup>th</sup> Flea Market. Faye thanked all the volunteers who are stepping up to help with these events. The 15-foot "SALE" banner flags are in, so they will be used for the Flea Market and the Garage Sale along with the sandwich board on Rhododendron Drive. The Committee went over some of the Activity Committee finance issues with Louis and are looking at ways to improve the bottom line. Faye thanked Fred and Sharon Burns for doing a super job on the Mother's Day Breakfast. She said the volunteers and the guests had a great time. Faye reported that the Mother's Day Breakfast brought in \$370.30 after expenses. Faye reported that Carol Fisher will be taking time off from co-chairing the Activity Committee due to health reasons. She said the Activity Committee members would like to thank Carol for taking the time to do so many special things for the Committee and Greentrees -- to listen; to organize; to guide; and most of all, to care. "Thank you Carol for being the kind of person who always makes a difference in everything you do. We wish you well and will miss you very much." **(Art Advisory Committee):** Bill Johnson reported that the displays in the Art/Collection cabinet in the Library this month include a "Novelties from the Past" collection belonging to Ken Hark of Lot#230; a Dachshund collection belonging to Laurie White of Lot# 251; and a Garden Tour display by the Activity Committee. *As always, if you would like to display your crafts or collection, please sign the sign-up sheet in the Library and see someone in the office, to fill out an application.*

**Unfinished Business:** (04-03-16) Proposed Rule Change: Underage Guests Accompanied by Resident: *Dolores Morgan motioned that the following rule be incorporated into the Greentrees Village Book of Resolutions, and also be added to the Association's Rules and Regulations: Children under the age of 18 years old who use the Greentrees Village facilities - including but not limited to the Clubhouse, Family Pool, Recreation Hall, Tennis Court and Bocce Ball Court - must be accompanied and supervised by an adult (an individual 21 years of age or older) at all times. Children under the age of 18 may not use or occupy the Exercise Room, Coffee Room, Maintenance Shop, Adult Pool or changing area, or the Recreation Hall (unless they are part of a party who have scheduled the room). Discussion followed: Roll Call Vote, 0 yes, 9 opposed, motion failed.*

#### **New Business:**

**(05-01-16) 2016 Street Sealing:** Wayne Fisher reported that street sealing on the Westside will be done the week of June 6<sup>th</sup> – 10<sup>th</sup>. *Mr. Fisher motioned that the Board approve street sealing at a cost of \$14,559.94, which is actually under the proposed budget. Discussion followed. Roll Call Vote, 9 yes, 0 opposed, approved unanimously.* **(05-02-16) 2016 Reserve Study:**

Fred Burns thanked Mr. Dashofy for all his efforts in preparing the 2016 Reserve Study; including time he spent doing so on his off-hours at home. Pat Miller reiterated the thank you to Louis and gave some information on the Reserve Study, copies of which are available in the Greentrees Office to all property owners. *Fred Burns motioned that the Board approve the 2016 Reserve Study. Discussion followed. Roll Call Vote, 9 yes, 0 opposed, approved unanimously.* **(05-03-16)**

**Fence Around Dumpsters:** Wayne Fisher reported that on this year's approved reserve expenses, the Property Committee has a chain-link fence as a visual block on the dumpsters in the maintenance area along Center Street, South. Fred Burns asked for a deviation from Robert's Rules, to discuss the fence before a motion was made. Note: There are currently several evergreen trees in front of the dumpsters. Discussion followed, recommending adding more vegetation to fill in the visual barrier that already exists, rather than a fence. This would cost a lot less than the \$1,800.00 a chain-link fence would cost and would have more esthetic value. *Wayne Fisher motioned that the Board approve a chain-link fence around the dumpsters at a cost of approximately \$1,800.00. No one would second the motion; so the motion failed for lack of a second.* **(05-04-16) Dancing Sea Lion Auction:**

The beautiful, life-sized, fiberglass sea lions that have taken up temporary residence all over Florence will be going on a fund-raiser auction in October to find them permanent homes. *Dolores Morgan motioned that the Board allow Louis Dashofy to explore the possibility of Greentrees participating in the auction; and allow Louis to put an article in the newsletter seeking out donations to do so. Discussion followed. Voice Vote 8 yes, 1 opposed (Bruce Littlepage), motion passed.* **(05-05-16) Child, Lot #422:** Kay Bumgarner of Lot #422 has not asked to extend the May 18, 2016 extension and was not present at this meeting. Therefore, Fred Burns stated that the May 18, 2016 deadline will stand.

**Other Business: None.**

**Announcements:** Fred Burns welcomed everyone to the Potluck on Friday, May 27, 2016 at 6:00 p.m. hosted by David Johnsen of District 6. President Burns thanked Ruth Smelly and Betty Turner for serving cake for today's meeting.

*Fred Burns moved to adjourn the meeting. Voice Vote, 9 yes, 0 opposed, passed unanimously. Adjournment was at 2:02 p.m.*