

Bell Creek Singly Family
Residential Owner's Association, Inc

June 10, 2019

Minutes

- I. Call to Order – Called to Order at 6:03pm by Steve Harness
- II. Agenda and Minutes from last meeting approved and seconded – Added Discussion about money market for reserve funds to agenda-seconded and approved
- III. Mike Camp appointed as new treasurer prior to this meeting
- IV. Committee Reports

Treasurer Report-Toby Blatt new chair of finance
Projected annual income-\$340,660 2019 YTD \$152,450.73
Projecte Operating Expenses \$340,660 – currently under budget; Social Committee has over \$7k left ; Landscaping, Repairs & Maintenance currently underbudget as well

ARC- 7 approvals, 1 pending that was declined for lack of info; Spring inspections complete and letters going out soon

Social-Working to be more inclusive; ideas including a new neighbor orientation on annual new neighbor day 9/28; an April Fools run; postcards with helpful info to new neighbors; Cruise the Creek event to have food and trucks and bands coming in to play

Grounds-Tennis courts still pending; Still looking into drainage issue; trees being trimmed this week behind pool

Clubhouse-Above allocated rental income; \$3215 so far (\$2500 was budget); 4 hour blocks are going well and people are using the cleaning service; \$715 pending rental income to come; Non residents as new members generated \$2000 in additional income-some of that money was used to fix up the bathrooms (Steve & Lucie did all of the work)

- V. Unfinished Business

Taking inventory of chairs, tables and umbrellas to decide which ones need to be repaired. We will finish season with what we have as it's cheaper to buy in the fall

Trash can lids for playground/tennis courts installed

VI. Actions Taken without a Meeting

Authorized purchase of new pool pump (old one stopped working) and authorized Richmond Irrigation to make repairs (replace broken nozzels for \$1507)

VII. New Business

Swim Club Management's 2 year contract expires in September; need to get an RFP out immediately

Decided to send small balance letters out twice a year (under \$100) to delinquent HOA members

Discussed possible playground expansion and polling the neighbors prior to see if there is interest

3 bids are in to remodel exterior bathrooms for 2020 pool season (looking into tile/vinyl etc)

VIII. Members Voice

Discussed putting @ \$249K in reserve funds into a money market account for higher interest – Randy Saufley cautioned that we make sure we know how these funds can be used and to make sure that committees and board send out notifications if they meet to the neighborhood-committees agreed no meeting were taking place in person without announcement; Mark Binshtok asked what can be done about habitual trash can offenders; Mike Camp discussed speeding controls-said he spoke with engineers and said we should look into putting up signs at a cost of \$250 per sign-other members discussed this may not be a good luck for the neighborhood and is quite an expense

IX. Next meeting Date –August 12, 2019

X. Adjournement 7:34pm