

Raintree Lake Property Owners Association Board of Directors Meeting October 11, 2011

A board meeting of the RLPOA was held on October 11, 2011. Members in attendance were Brian West, Tim Kirkpatrick, Jeanne Smith, Bruce Kusgen, David Parker, Brenda Miller, Tim Nydegger and Brad Oestreich. Also in attendance was GM Rachelle Vandiver. David Mitchell resigned.

1. Brian West determined that we had a quorum and called the meeting to order at 7:00pm.

2. **Open Forum:** None

3. **Consent Agenda:** Tim K. made a motion to approve the Consent Agenda. David P. 2nd. Unanimous.

4. **Treasure's Financial Report** - Read by Brian.

Budget Analysis

Income:

Dues	\$ 79,599.02
Other Income	\$ 3,702.26
Subtotal	\$ 83,301.28

Transfers from Reserves:	\$ 0
Total Revenue for September:	\$ 83,301.28
Expenses for September:	\$ 53,891.03
Bank Account Balances as of September 30, 2011	
Cash Subtotal Bank of Lee's Summit	\$300,782.29

Reserve 2010	Operations	\$ 80,000.00
	Dock Self Insurance	\$ 32,477.00
	Siltation	\$ 50,000.00
	Insurance Reserve	\$ 3,000.00
	Loan payment (annually)	\$ 62,500.00
	Siltation Loan	(\$ 45,000.00)
	2010 Roll over	\$ 76,803.00

Outstanding Dues/Fines a/o 9/30/11.	\$ 64,350.61
Balance Due Liens Filed	\$ 58,195.33
1st Letter	\$ 3,777.54

2nd Letter	\$ 2,377.54
3rd Letter	\$.00

5. Board Announcements

- A. Introduction of the new board member Brad Oestrich by Brian.
- B. Pizza Party (Adults only) Friday, October 21 from 6-10pm.

6. Old Business

- A. **Legal Report:** None at this time.
- B. **Neighborhood Crime Report:** none
- C. **ARB rules and guidelines:** Push to ARB committee to review.
- D. **ARB Exterior Colors and Material:** Brad made a motion to have the first sentence to read "Exterior paint colors must gain the approval of the ARB when repainting in an existing color or a new color excluding repair." A vote was taken: Brad, Tim N, Tim K, Jeanne, and David P – Yes. Bruce and Brenda voted - No. Passed 5-2
- E. **ARB Roofs:** Tim K. made a motion to approve the roofing changes as written. Brad 2nd. Unanimous.
- F. **ARB Materials and Finish for Fences:** Bruce made a motion to approve the Materials and Finish for Fences as read. Jeanne 2nd. Unanimous
- G. **Update to Clubhouse Contract:** Bruce made a motion to approve the Clubhouse Rental contract as written. Tim N. 2nd Unanimous.
- H. **Update to Clubhouse Rules:** David P. made a motion to approve the Clubhouse Rules as written. Tim K. 2nd. Unanimous.

7. New Business

A. **Raintree View Preliminary Plans:** Tim N. made a motion to approve up to \$4500 to hire Tompkins Architects to provide the basic Master Planning services for redevelopment of Raintree View and to provide Engineered Stamped drawings for City approval. Funds to be taken from the Raintree View approved budget. Tim K. 2nd. Unanimous.

B. **ARB Violation Appeal 091411-415:** Bruce made a motion to remove the fine due to emergency repairs for safety. Brad 2nd. Bruce, Tim K, Tim N, Jeanne, Brad, and David Yes. Brenda - No.

C. **Nominate Treasurer:** Tim Nydegger was nominated and approved to take over as treasurer, due to David Mitchell's resignation.

Motion: Bruce made a motion to move to executive session Tim K. 2nd. Unanimous. 8:46pm.

9:40 pm Return from Executive Session

Bruce made a motion to Adjourn. David P 2nd. Unanimous. 9:45pm