

RAINTREE LAKE PROPERTY OWNERS ASSOCIATION
SPECIAL MEETING/WORK SESSION
NOVEMBER 24, 2009
7:00 p.m.

A special meeting/work session of the Raintree Lake Property Owners Association was held on November 24, 2009. Members in attendance were Tim Nydegger, David Mitchell, Tom Tucek, Tim Kirkpatrick, Robert Dye, Brian West, Brenda Miller and Judy Schmoeger. General Manager, Rachelle Vandiver, was also present. Tony Jose was absent.

Tim Nydegger called the special meeting to order at 7:04 p.m. and announced a quorum.

LIFT ENCLOSURE CONTRACT:

Tim Nydegger explained that the MEP drawings are complete and moving the lift enclosure now would not cause more work later because the panel that would be used would be permanent. There is \$10,000 budgeted. After further discussion, Brenda Miller made a motion to approve up to \$12,000 for DNAB to move the lift. Robert Dye seconded the motion. Tom Tucek moved to amend the motion to approve \$2,000 from roll over. Robert Dye seconded the motion. The amended motion passed 7 to 0. The first motion also passed 7 to 0.

SUMMIT POINTE PTA REQUEST:

David Mitchell spoke on behalf of the PTA. The Summit Pointe PTA requested the use of the clubhouse for free with a \$350.00 deposit on December 10 for a potluck dinner. The PTA filled out the required charitable event questionnaire. Tim Kirkpatrick made a motion to let the Summit Pointe PTA use the clubhouse for free on December 10 with a \$350.00 deposit. Judy Schmoeger seconded the motion. Tom Tucek asked about a previous request by a PTA that was possibly denied. After a short discussion it was determined that that PTA was allowed to use the clubhouse. The motion passed 6 to 0 with Tom Tucek abstaining.

Tom Tucek made a motion to adjourn from the special meeting at 7:21 p.m. Brian West seconded the motion. The motion passed 7 to 0.

Tim Nydegger convened the work session at 7:22 p.m.

COBBLESTONE DRAINAGE ISSUES:

Bob Christian briefed the Board on his meeting with Scott Edgar. A French drain was installed behind one of the properties but it is not helping. There has been some flooding of basements during major water events. Bob Christian discussed some possible solutions to the problem. The city takes no responsibility and will not help in the solution. Several Board members will meet Bob Christian at Cobblestone on Friday at 1:00 p.m. to look at the problem.

REPLATTING MULLENDIKE:

Tom Tucek explained why the 25 lots at Mullendike need to be turned into one lot. General discussion followed. Rachelle Vandiver was asked to look at solutions and report back at a future date.

QUARTERLY STATEMENTS:

Robert Dye provided a three page handout explaining why quarterly dues should be due on the first day of the quarter and delinquent after the last day of the quarter. There was several minutes of discussion but nothing decided at this time.

OWENS CORNING ARB COLOR SELECTIONS:

Rachelle Vandiver passed out a brochure with different colors for composite roofing. Board member initialed any colors not liked. This will be moved to the December Board meeting under old business for a vote.

SAFETY MEETINGS:

Tom Tucek led the discussion regarding changing safety meetings to every two years. It was decided to start in 2010 with even lots not having to attend safety meetings followed by odd lots not having to attend a safety meeting in 2011. A safety meeting video will be made next year so new residents can view it later in the year. Residents who have lake violations, late dues or any other kinds of fines must attend the safety meeting regardless of even/odd lot. Residents who rent the pontoon for the first time must watch the safety video or attend a safety meeting. New residents must attend the safety meeting regardless of their lot number. If a major change occurs relating to lake safety, residents will have to sign their name next to the change stating that they have read and understood the rule change. Two year tags were discussed but nothing decided at this time.

BUDGET 2010:

The Board again reviewed the budget line by line. Questions were answered by Rachelle Vandiver. The priority list was also discussed briefly. There was a question regarding having to add to the self insurance on docks and more information will be reviewed. The budget will go under old business for a vote at the December Board meeting.

The work session was adjourned at 9:34 p.m.