

MINUTES  
BOARD OF DIRECTORS MEETING  
SEPTEMBER 9,2022

Clyde asked Rick Gass if he would open the meeting with the pledge to the flag and prayer. All stood as Rick prayed and everyone recited the Pledge.

ROLL-CALL: Board members present: Clyde Camp, Elizabeth Carter, Darrell Williams, Curtis Rooker and Scott Smith. Towana Pero was absent. At this time Clyde asked the Secretary to read a letter received from Linda Hackett. In the letter, Linda informed the Board she was resigning from the Board of Directors effective today, September 10, 2022.

Elizabeth made a motion to ask Joanne Venditto to assume the position of Director of Actives and a position on the Board of Directors, Darrell seconded the motion, and it was carried by unanimous vote.

We welcomed one new owner, Bob Lamy just purchased Lot 34. His wife 's name is Debbie.

SECRETARY'S REPORT. Elizabeth apologized for being late in getting the Workshop minutes posted but assured everyone they would be posted on both bulletin boards today. She said she will be timelier in the future.

GROUNDS REPORT. Darrell said everything is good in Paradise Valley Campground. The roll off is full. Please do not put anything in it. The workcamper has been very busy repairing the wood picnic tables, refinishing the shuffleboard court, as well his daily tasks. Darrell is getting estimates from two contractors for cutting the trees in the creek. Elizabeth made a motioned to accept Darrell's report, Curtis seconded, and the motion was carried unanimously.

TREASURER'S REPORT. In Towana's absence, Clyde said the financial reports will be posted. The Association is in good shape financially. Darrell made a motion to

accept the Treasurer's report, Scott seconded, and the motion passed unanimously.

Clyde said Bob Fedderwitz is scheduled for surgery Tuesday, September 13<sup>th</sup>. He is feeling good.

ARCHITECTURAL REPORT. Scott said 42 permits have been issued since April and 30 have been returned. He reminded everyone that exterior improvements are not allowed from November 1<sup>st</sup> through March 31<sup>st</sup> unless it is an emergency repair.

Curtis made a motion to accept Scott's report, Darrell seconded, the motion passed unanimously.

WATER & SEWER REPORT. Curtis reported that there have been some problems at Linda Kendall's lot and he is working on it. Problems with the water pressure and he is working on that, also the filter on Well #1 has been tripping off. He is working on that also.

Scott made a motion to accept Curtis' report, Elizabeth seconded, and the motion passed unanimously.

ACTIVITIES REPORT. Joanne reported that the Wine Tasting event was great. They donated \$430.15 to the charity "UNDER THE SON". Thank you notes have been sent to all who donated to the event. Tonight, is BUNCO at 7PM. Please sign up in the breezeway. The 911 Memorial will begin at 8:15 in the morning. Concert In The Park is Saturday September 17<sup>th</sup> at 7PM. Please see Kathy Smith to reserve a table for you and your friends or family. Karaoke is Saturday September 24<sup>th</sup> at 7PM. Ladies Day Out is October 7<sup>th</sup>. They will be going to Bert's Farm. Decorate your golf cart for the Halloween Parade October 15<sup>th</sup> at 6PM. Karaoke will be at 7PM. Ice Cream Social will be October 22<sup>nd</sup>.

Elizabeth made a motion to accept the report, Scott seconded, the motion passed unanimously.

Clyde advised the Election for the Board of Directors went well but we only received 162 ballots back. We have one new person on the Board of Directors, Joanne Venditto.

The ballots for the proposed covenant changes will be going out in a few days. We have had some problems with the internet and the printer. We have to have

2/3 of the total membership for anything to pass. If you want change, YOU HAVE TO VOTE!!!

We have a new Webmaster, Sue Riff. He thanked Sue for all the work she has done recently.

There have been rumors going around the park about the Luau. The Board will discuss what is best for everyone.

FLOOR WAS OPENED FOR QUESTIONS FROM THE OWNERS.

Rick Gass Lot 147: Please begin to gather at the entrance at 8:15 in the morning for the 911 Memorial. Also, the Annual Flag Burning Ceremony will begin at 7PM at our lot #147. Everyone in the park is invited. PLEASE COME!

Jerry Hildebrand Lot 69 said he is trying to make some improvements to his property. He thanked John Nash for all he had done. He said that for the past two years things have changed, and it is not good now. He said owners are allowing their dogs urinate on his yard, and two weeks ago on Friday after the dumpsters were emptied the truck was leaking and it left a bad odor and a lot of liquid on the road. While he was trying to wash it off, several owners just drove through it without giving it a thought. Clyde told him when this happens, he needs to contact a board member so we can contact Waste Management.

Clyde advised the owners that ALL golf carts must have their lot numbers on it.

Rory Riff Lot 86 asked about lot 117. He wanted to know what is being done about cleaning the lot. Clyde told him the owners emailed the board that they have a contractor to clean the lot up. He is to begin next week unless he is delayed. If the contractor does not come by next weekend, Danny Graves will clean the lot and we will bill the owner for the cost plus they will be fined.

Sandy Schulze Lot 212 asked if anyone else smelled the odor left at the dumpsters?

Barbara Camp Lot 170 said when Casteel Park was created and a berm was put on the property to prevent a runoff, it isn't working. Darrell will take care of it.

Carol Cash Lot 75 wants to know when she can be placed on the Caretakers list.

Clyde told her not until after the first meeting is held which will be October 1<sup>st</sup>.

John Nash Lot 70 said there are a lot of numbers in the storage building, and they are very cheap; \$1.00 each. The garbage trucks are going to leak but each one of the trucks has a tank on it to wash off any spillage. Also, the mailbox area needs to be cleaned up.

Fred McCoy Lot 123 said none of the dryers in the laundry room are working and they need to be replaced. Darrell will get prices and have them at the October meeting.

Linda Kendall Lot 231 said there are a lot of cigarette butts being thrown on the ground outside the laundry room.

Barbara Camp Lot 170 reminded everyone that any trailer parked in the trailer parking are MUST have a number on it.

Elizabeth Carter Lot 150 said she told a previous owner still has a trailer in the trailer parking area.

Jerry Hildebrand Lot 69 said everything is being thrown in the dumpsters.

Scott Smith made a motion to adjourn, Darrell seconded, the motion passed unanimously.

Respectfully submitted,

Elizabeth Carter, Secretary