

HOA MEMBERSHIP MEETING - 3/7/23

The monthly meeting of the Rolling Greens Village HOA membership was held on Tuesday, March 7, 2023 at 7 p.m. in the north clubhouse. Area directors and board members were present from 5 to 7 p.m. for residents to enroll and join the HOA and meet their area directors.

The meeting was called to order at 7:00 p.m. All directors were present. The meeting began with the Pledge of Allegiance and God Bless America. Mike Wehrle, 1st Vice President reported the need for volunteers to serve as chairman of the Election, Nominating and Entertainment Committees. Judy Crites, 2nd Vice President indicated this year the area directors would be using color coded membership cards with bar codes on the back. Dianne Wieckert, Secretary, read the minutes of the annual meeting which were approved as amended. Motion by Sue LaChausse, second by Esther Hartman. She then gave the final legal and arbitration report by issuing a handout of the timeline of events that have occurred over the past 18 months and concluded by reading her official resignation letter as the HOA authorized representative for arbitration which was also available as a handout. Cynthia Marcello, Treasurer presented ideas for revenue and asked if there was interest in potluck dinners and Sunday brunches. The members responded with a definite yes. The HOA official website will be up and running by the next meeting to provide communication among residents, members and the directors. Cynthia has managed to obtain bar codes for membership cards for free. We now receive HOA mail by electronic mail box which costs \$99/year rather than renting a post office box which requires frequent visits to the post office. We will have a physical address as well as a Box address. The Bingo operating funds are once again in a separate account. The money market is presently down, so upon gaining control of the HOA accounts, a \$10,000 CD was purchased. According to the financial records, \$25,500 was spent on legal fees and arbitration by the outgoing board. Fran Everson questioned whether they needed permission to spend that amount. The reply was that there is a \$750 limit except for professional fees. This was intended to mean audits and retainers for the annual fee for an attorney, typical expenses, but not an expensive lawsuit such as what we recently experienced. The Treasurer's report was approved as presented with motion by Mike Loewenstein, second by Mike McCarthy and affirmative vote by raising hands.

A question was raised about moving Benevolent funds to other areas and the response from the board was not at this time. We are still investigating legal and account issues. Linda Lee Krebs pointed out Sue LaChausse needs benevolent funds to help residents.

The area directors all indicated thanks to the members who have joined and indicated they will be seeing the residents in their areas soon.

Rich Allen, Chairman of the Negotiating Committee reported he has selected the members of his committee and they are Charles Pennington, Loretta Nicol, Dorothy Portalla, and Gail Morison. He will provide no information until negotiations are complete. Nine issues will be presented during negotiations. Certified letter has been sent and received requesting a negotiating meeting. He will be addressing the need for fixed income residents about a cap on

rent increases. He stressed again not to listen to rumors regarding negotiations because the committee will remain silent until negotiations are completed.

Mike Wehrle advised Cove has given us a TV to use at the community center as an electronic bulletin board, so we don't have to post items on the glass table. Rick Scott commented we need one at the west clubhouse as well. The west clubhouse has a lot of daily use.

Share the wealth numbers were drawn and six \$10 prizes awarded.

Meeting adjourned at 8:10 p.m.

Respectfully submitted,

APPROVED: 4/4/202

Dianne Wieckert, Secretary