

Monthly Board Meeting of the Raintree Villas HOA

October 26, 2023 @ 7:00 pm - Duck Pond Activity Center

President John Madaris called the meeting to order at 7:00 pm and confirmed a quorum of the Board had been met.

Board members in attendance: Gary Beeman - Vice President, ARB Co-Chair, Nancy Brandell – Treasurer, Kay Woolley - Grounds Chair. Absent: Sandra Cox - Secretary and Exterior Maintenance Chair
9 owners in attendance.

The agenda for October 26, 2023 was presented to the membership and was approved with unanimous consent.

The minutes from the September 28, 2023 board meeting were approved with unanimous consent.

President's Report

Nothing to report at this time that won't be covered by the other chairs.

Treasurer's Report

Nancy Brandell, treasurer, reported the 7 month CD's will mature in May although monies can be withdrawn without a penalty.

Waiting on the financial statement report from the CPA.

The budget committee will be meeting to finalize a budget for 2024 to be presented at the December member meeting.

John and Gary will be chairing the committee for assessment increase

Grounds Report

The last mow of the season will be happening soon as well as the fall leaf pickup.

Seven tree replacements have been scheduled for this fall.

The irrigation system will be turned off and blown out for the season.

Kay will walk the complex with the tree specialist in the spring to evaluate struggling

Exterior Maintenance Report

Gary Beeman reports eight buildings will have the trim painted along with a gentle washing. Owners can request painting of garage doors and shutters at their own expense

ARB Report/Unfinished Business

Nothing to report at this time

New Business

Public Forum

The floor was open to the members with a 3-minute guideline for each household to present their concerns.

- An owner asked if communication would be sent to members soon on what the expected assessment increase would be. The board does not know at this time, as a committee is being formed to discuss. Information will be sent to owners once the process has begun, and decisions need to be made.
- An owner asked if anything could be done about the over abundance of parked vehicles in a cul-de-sac. The board suggested calling the police if vehicles are causing a safety concern.
- An owner asked if the HOA responsibility list has been updated. The list will be available at the December member meeting.

The meeting adjourned at 7:45 pm