

# RAINTREE HOMEOWNERS ASSOCIATION

## *MINUTES OF BOARD OF DIRECTORS MEETING*

WOODBURN ELEMENTARY LIBRARY

May 21, 2015

7:21pm – 9:08pm

Call to Order. Alex Weyers, Vice-President of Raintree Homeowners Association (RHOA), called meeting to order at 7:21pm.

## Attendees

Establishment of Quorum:

- Raintree Homeowners Association
  - Richard Chavez
  - Alex Weyers (Vice-President)
  - Richard Sun (Secretary)
  - Jarrett Fussell (Treasurer)
  - Eiman Abdalla
- GHA Community Management
  - Billy Omohundro ([womohundro@ghacm.com](mailto:womohundro@ghacm.com))

## Prior Meeting Minutes

- Motion to approve meeting minutes as edited by the Vice-President. It was seconded by Jarrett Fussell and unanimously approved.

## Financial

- The Treasurer made a motion to cash out the Washington First CD that is maturing this month into the money market account to help offset the cost of the paving project, and roll the Congress CD into a new 14 month Freedom Bank CD. The Vice-President seconded and the board unanimously agreed.
- The board discovered that the parking stickers accounted for \$1078.30 in the Copying/Printing section of the General Ledger. It is marked as GAM Printers Inc.

## Treasury Report

- GHA and the Treasurer reported that the funds look healthy and there are no inconsistencies in the numbers.

## Old Business

- The Capital One accounts that were holding the grants were cashed out into Cashier's Checks and closed. Jarrett Fussell will contact BB&T and check what type of checking accounts will work with the Raintree HOA.
- Since Lands and Waters have been unreachable, GHA will look into contacting Valleycrest for a reasonable plan to plant trees around the back lot. [ GHA ]
- The owner of the hazardous tree stated that she will look at the tree and get back to GHA. GHA will continue to correspond with the owner. [ Ashley Andersen/ Martha Melzow/GHA]
- Ashley wasn't able to get a response from the Postal Office about the broken mailboxes yet. [ Ashley Andersen ]
- Eiman's is waiting for the proposal from her friend to perform the walkway and retaining wall project. Then she can present the cost and proposal to the board. [ Eiman Abdalla ]
- The asphalt is still in the process of being sealed but there are already some places where cracks were not filled and concrete areas that were not fixed. There were some misnumbered spots along Carrousel Ct so those will be redone. It was discussed that the post work walk through will be mandatory once it becomes complete. Richard Chavez will send an email to the board and GHA regarding the missed areas. A copy of parking spots to homes was created at some point and will be scanned. [ GHA ]
- Unchanged since last meeting: The board has agreed on the type of bulletin board (single post board that holds 1 8x11 piece of paper). The decision to move forward is contingent on the cost to install the bulletin boards. Eiman and GHA will get a bid on the installation of bulletin boards. [ Eiman Abdalla ]
- A spreadsheet was presented to the board with the parking information. 13 homeowners have not submitted all the information. Eiman has volunteered to deliver mailings to the 13 homeowners. [ GHA / Eiman Abdalla ]
- The lights are believed to be fixed and the issue will be closed. [ GHA ]
- A clear idea of what the playground will be like is necessary before talking about the insurance. Alex will talk to Ashley to get more details. [ Ashley Andersen / Alex Weyers]

## New Business

- Eiman asked a question to the board regarding the possibility of a window mounted air conditioning units. The general consensus was that it would pave the way for people to make the community look bad. Recommendation was to look into wall mounted units with small outdoor component.
- An annual walkthrough is much needed and Richard Chavez has volunteered to walk through with GHA to perform it. A few items to look at will be the siding, painting, steps, junk, and external trash cans out front. [ GHA / Richard Chavez ]
- There is an area between Lower Wheatwheel and Towerbell Ct where two fences have connected where it may have been a path before. More research needs to go into this.

- The board has asked GHA to have Valleycrest to pick up the debris and trash around the neighborhood.

## Closing

- A Motion was made to move into the executive session by the Vice President. Richard Sun seconded and unanimously approved.
- Motion to adjourn was by the Vice-President at 9:08pm. Seconded by Richard Sun and unanimously approved.