

# Ransom Oaks Community Corporation Meeting Minutes

February 21,2022

Motion to open meeting made by Peg at 6:34pm, 2<sup>nd</sup> by JenS, carried by all.

## Directors and Staff (P=Present; A=Absent; L=Late; E=Early Departure)

Chris Bogdan	P	Jenifer Rehac	P	Logiq MGMT Team	P
Bill Klein	P	Chris Kausner	L	Yolanda Minichello	A
Jennifer Stewart	P	Brian Carpenter	P	Michelle McCormick	P
				Peggy DeGlopper	P

**Motion** to approve minutes of December 2021 meeting made by Chris B, 2<sup>nd</sup> by Bill, approved by all

## Financial Review (Ashley)

- As of 2/14/22 there is \$193,130.74 in checking and a total balance of \$354,184.36
- 600 assessments have been paid, 531 are still due.
- Late fee on assessment will remain at 10% with 3 processed before lien is leveraged
- 2021 Taxes and Audit reports being sent in

## Discussion

- Discussed having multiple attorneys on retainer due to increased costs.
- Discussed garbage can enforcement. BOD and management will review By-Laws to determine options and discuss at next meeting.
- Pinehurst drainage 11/15 owners paid. Reminder letter to be sent.
- Skylark/Primrose drainage assistance request. Cost approximately \$80 each for 8 residents, Association will bill up front.

## Purchase Approvals

- EW tree down - \$900 to remove tree, \$200 for fence repair
- GW vacuum \$1500
- Lane line storage reel \$1264
- Pool handicap lift – best price installed\$3450. Received quotes up to \$7k.
- Picnic tables – one each for RO and GW \$800-\$1000. Bench replacement at EW \$550-900

- Building repairs – exterior wood door frame replace, shoe mold, siding repairs, etc approx. \$1500
- Move forward scheduling concrete repair on RO pool deck \$5800-7000 depending on number of patches
- Wind screen replacements at GW \$1000 or less
- Pool furniture – 3 tall guard chairs, 1 large table and 6 end tables for RO all polywood \$2148
- Mailboxes – will have Post Office confirm most needed and replace 1-2 \$1700-\$3400

**Motion** to approve all by Chris B, 2<sup>nd</sup> by Bill, approved by all

### **2022 BoD meeting schedule**

March 21

April 18

May 23

June 20

No July Meeting

**Motion** to adjourn made by Chris B at 7:33pm, 2<sup>nd</sup> by Bill K