

**RAFTER J RANCH
HOMEOWNER'S ASSOCIATION
BOARD OF DIRECTORS MEETING
Tuesday, November 18, 2014
Rafter J Office**

MINUTES

In Attendance:

Directors: Kip MacMillan, Joe Greene, Pam Zernis, and Bing Linhardt

Staff: Cynthia Wiley

Homeowner & Guest: Robert and Kristi Gould, homeowners.

1. Call to order.
Kip MacMillan, President, called the meeting to order at 6:59 p.m.
2. Homeowners' issues and concerns.
 - a) Robert and Kristi Gould (1220 Fresno Dr. – Lot 42): Gravel parking area
There was discussion with the Goulds regarding the recent renovation of the gravel patch in front of their, and their neighbor's, house. The gravel was removed and replaced with top soil and grass seed. The portion of the cost attributable to the Goulds is \$505.14. The Gould's neighbors will also be billed for their share of the cost.
3. Approval of the October 28, 2014, Rafter J HOA minutes.
Bing moved to approve the October 28, 2014, minutes. The motion was seconded by Pam. It passed unanimously.
4. Financial report for October, 2014.
Following discussion of several line items, Pam moved to approve the financial report. The motion was seconded by Bing. It passed unanimously.

Paul Boillot followed up on the American Express offer; however, the account is not available to small businesses and non-profits.
5. Maintenance report.
Chuck said all is okay. The ditch work to complete Adams Ditch will be done in the spring. He is still waiting for pump parts.
6. ISD report.
The ISD Board meets tomorrow.
7. Old business.
 - a) Storage Area
Rafter J paid Agrostis, Inc., a discounted bill of \$1,171.55 which included no deliverables.
8. New business.
 - a) Santa
Santa will be visiting Rafter J in December at a date to be determined. The Board agreed to budget \$35-\$40 for treats.

b) 2015 BOD meeting dates

The 2015 meeting dates were approved.

9. Review action items.

The Board discussed the Action Items and removed those already accomplished.

10. Adjournment.

Bing moved to adjourn; the motion was seconded by Pam. It passed unanimously. The meeting adjourned at 8:09 p.m.