

CLUB RIO HOA BOARD OF DIRECTORS
HOA BOARD ROOM CLUB RIO
SEPTEMBER 25, 2024

The Club Rio HOA BOD meeting was called to order at 9:00 a.m.. by President Denny Jameson.

ROLL CALL

Present: Denny Jameson, Tom White, Cathy Gildner, Ken Rausch, Dick Wood, Cheryl Davis, and Shelley Chick-Gravel

Not Present: Robert Lacob and Dennis Boyd

MEETING MINUTES

Ken Rausch made a motion to approve the minutes of the Board of Directors Meeting on August 28, 2024. Dick Wood seconded the motion. The minutes were approved with one abstaining.

TREASURER'S REPORT

Denny Jameson presented the Treasurer's Report for Dennis Boyd. Ken Rausch suggested adding a memo line for Sun contributions. The method that is currently used does not accurately reflect the income made by the Social Committee. Cheryl Davis made a motion that: Starting in the new calendar year contributions to the Social Committee by Sun will appear in the budget report as a footnote and will be included on the Social Committee Party Recap Sheets. The motion was seconded by Dick Wood and passed unanimously. Cheryl Davis made a motion to accept the Treasurer's Report and Cathy Gildner seconded it. The motion passed unanimously.

RESIDENTS IN ATTENDANCE

No comments.

HOA COMMITTEE REPORTS

The HOC sent a letter to Sun Management requesting a meeting concerning the 2025 rent increase. Copies were given today to Tiffany, Jose, and Cecelia.

FMO: Ken Rausch reported that there is no new information from the FMO.

Social Committee: There will be a Halloween Golf Cart parade and Halloween party. The Veterans Club will sell hamburgers after the parade.

Memberships: Robert Lacob was not present. He will be asked to make sure that all club presidents are members of the HOA.

New Residents: No report

Newsletter: Gregg Allen will announce that a successor is needed for the Newsletter Committee at the next meeting. He is still negotiating with a possible new printer for the newsletter.

Care Center: The air conditioners have not been installed. Gregg Allen will work with Mike Michelson on the installation.

John Meyer and Denny Jameson will meet with Sun about our use of the sign at the front of the park. Ken Rausch will also attend as a second board member.

NEW BUSINESS

The Social Committee bylaws need to be reviewed and approved by the Board of Directors. The Social Committee will discuss any issues with the current bylaws and report to the Board of Directors.

Members of the election committee need to be selected. Cheryl Davis will work with the election committee again. Denny suggested that Peg Tanner and Bob Kovonen be contacted to see if they are interested in being on the board. Ken Rausch made a motion to approve Holly Malone as Chair of the Nominating Committee and that John Meyer be included on the committee. It was seconded by Cathy Gildner. The motion passed unanimously. A motion was made and seconded that Cheryl Davis be the chair of the election committee. The motion passed unanimously.

There will be an open forum at Tuesday's HOA meeting.

Dick Wood will work on the purge of the statements of dispute. He will ask Robert Lacob to assist him. Cheryl Davis will also help.

A change in the Social Committee's Standing Policy was suggested to allow the newly chosen Chair to take control, immediately and temporarily, until approval by the Board of Directors. Cathy Gildner made a motion to accept the standing policy and Ken Rausch seconded it. The motion passed with one opposed.

No one has expressed an interest in being the Treasurer for the HOA.

Cheryl Davis will research speak-to-text software.

Denny Jameson will contact the new printing company being considered for the newsletter. He will discuss deadlines for receiving the newsletter.

BOARD COMMENTS

Cathy Gildner reported that George not been evicted. There is additional legal work to be done.

Dick Wood commented that the priority for buying tickets to events should continue to be given to HOA members.

Cheryl Davis expressed her thanks for Anne Rausch's years of service on the Social Committee.

Ken Rausch and Tom White had no comments.

Items to discuss with Tiffany include the wifi at Club Lago, TV programming, handicap access to the Lago pool, a hand held shower head for the men's room and whether there should be a sign at the Lago pool stating that it is reserved in the morning for classes.

The meeting went into executive session at 10:30.

The meeting returned to regular session at 10:40. A vote was taken to select the alternates of the HOC. The alternates will be Ken Rausch and Steve Kenworthy.

The meeting was adjourned at 10:40.

Respectfully submitted,

Shelley Chick-Gravel
Secretary