

**RANCHO VENTANA  
BOARD OF DIRECTORS MEETING  
FEBRUARY 10, 2015 at 2:30**

**Agenda**

1. Call to order
2. Approval of minutes of meeting of January 13, 2015
3. Committee Reports
  - 3.1 Architectural
  - 3.2 Maintenance
  - 3.3 Social
  - 3.4 Finance
  - 3.5 Communications
  - 3.6 Recycling
4. Park Manager's Report
5. Correspondence
6. Unfinished Business
  - 6.1 Lawn Mowing schedule
  - 6.2 Bulletin Board
  - 6.3 Yoga
7. New Business
  - 7.1 Al Wilson meeting.
8. Open forum for Homeowners
9. Next Board Meeting Tuesday, March 10, 2015 at 2:30
10. Adjournment

**RANCHO VENTANA RV RESORT  
HOMEOWNER'S ASSOCIATION  
BOARD OF DIRECTORS MEETING**

**FEBRUARY 10, 2015**

**MINUTES**

PRESENT: B. Beblow, C. Koehn, B. Macgregor, M. Myers, W. Orriss, K. Zidar (recorder)

**1.0 CALL TO ORDER**

W. Orriss called the meeting to order at 2:30 p.m. There were approximately 80 people in attendance.

**2.0 MINUTES OF THE LAST MEETING**

MOTION 02/01/15

MOVED BY: B. Macgregor

SECONDED BY: B. Beblow

THAT the minutes of the January 13, 2015 Board of Directors Meeting be approved as presented.

CARRIED.

**3.0 COMMITTEE REPORTS**

**3.1 ARCHITECTURAL**

D. Avison presented the report. There a total of 23 permits for 2014. Nothing new since the last meeting. There are currently 43 permits on the books that have not been completed | 2013 ad 2014. It is important to bring your permits in after completion and have the work inspected.

It was noted that some people are stretching the rules and although their ideas may appear good, they are regardless, against the rules. If someone thinks that there should be a rule change then apply to the Board for the change. The application will either be considered or an explanation will be given as to why the rule exists. The rules are in place for everybody.

### 3.2 MAINTENANCE

C. Hughes presented the report. Completed projects include: the base for a solar light completed; hole in the patio was filled with cement, the horseshoe pits were completed; footings for new shed completed, the concrete to be poured shortly; painting of the Clubhouse is completed; window frame repaired in the card room, and new blinds were installed; replaced shut off valve in the Ladies Washroom; repaired RV light on outside of Clubhouse; put new shelving in the Maintenance Shed; repaired the hot tub; and the outside shower.

### 3.3 SOCIAL

R. Schmidt presented the report, attached as Appendix A.

### 3.4 FINANCE

Report will be given at the AGM.

### 3.5 COMMUNICATIONS

C. Koehn presented the report attached as Appendix B.

### 3.6 RECYCLING

D. Edwards presented the report. Opening balance of \$4,297.

3 trips of \$187. \$213, and \$197. For a monthly total of \$599

New total \$4,894. Spend \$407. On lumber for Horseshoe Pit and Maintenance shed

Closing balance \$4487.

### 4.0 PARK MANAGER'S REPORT

C. Koehn presented the report attached as Appendix C.

### 5.0 CORRESPONDENCE

None.

### 6.0 UNFINISHED BUSINESS

#### 6.1 LAWN MOWING SCHEDULE

Request to have schedule changed for the Water Aerobics group has been made.

#### 6.2 BULLETIN BOARDS

Request to have outside bulletin boards has been met by having postings in the Library/Mail Room. Outside plastic stands that are situated by the water cooler and on the patio table on a trial basis to see how that works.

#### 6.3 YOGA

Homeowners are asked to heed the posters on the doors while Yoga is being held and to be quiet during a session. The Board is looking at getting some kind of privacy screen for the group.



## 7.0 NEW BUSINESS

### 7.1 AL WILSON MEETING

The Board had the meeting with A. Wilson to discuss financials and the minutes of that meeting are available in the Office and on-line on our website.


### 8.0 OPEN FORUM

Lot 120 – M. Zerr. Commented on the speed bumps and the danger that they present for people on bicycles. Some sort of spacing is required for the bikes to go through.

Lot 154 – A. Wilson. Thanked the Board for the meeting. He stated that in a previous meeting the 2013 financials had just been received and asked why it took so long. He also asked if a balance sheet would be provided at the AGM.

M. Myers stated that the 2014 financials will not be provided at the AGM because they have not been audited. The reason the 2013 financials took so long were because of a dispute between accountants.

Lot 195 – J. Forbes. Asked about the status of the street numbering. B. Macgregor responded that the Board realized that their proposal meant that the numbers would be on private property and the numbers cannot be put on without the owners' approval so the Board will be reviewing the matter again.



Lot 26 – S. Kashuba. Asked how the speed bumps came about. W. Orriss explained the on-going problem of speediness on the streets and about the repeated warnings to slow down, to no avail. The Board does not want speed bumps but have brought the portable speed bump in to make people realize the problems of having them. Final word – slow down. Mr. Kashuba also stated that the speed bumps were hazardous for bicyclers. The Board will address that issue.

Lot 20 – B. Weeks. Not totally adverse to speed bumps. Bicycles can use the space between the bump and the curb.

Lot 120 – M. Zerr. Asked the Board to come up with a safe option for bicycles.


Lot 86 – D. Honeyborn. Stated that this is just a test speed bump, which he thinks is a good thing to get people to slow down.

Lot 178 – B. Beblow. Stated no one wants speed bumps but at least having this trial is getting people talking about and thinking about going slower.

Lot 154 – A. Wilson. Stated that there are speed bumps in the resort he lives in in Canada and there is a 4 foot gap in the center which provides enough room for a golf cart or bicycle to go through.

### 9.0 DATE AND TIME OF NEXT MEETING

The next Board of Directors meeting will be held on Tuesday, March 10, at 2:30 p.m.



10.0 ADJOURNMENT

The meeting adjourned at 2:58 p.m.



Warren Orriss

President

Kathy Zidar

Recorder

"APPENDIX A"  
BoD Mtg.  
FEB. 10, 2015

## **Social Committee Report February 2015**

### **Events**

Jan 10<sup>th</sup> Breakfast

Jan 17<sup>th</sup> Soup night and Dance with Radio60 was attended by 160

### **Upcoming Events**

Feb 14<sup>th</sup> Valentines Dinner and Dance

Mar 1<sup>st</sup> Rancho Ventana Day BBQ sporting events with a BBQ at 4Pm Free

Mar 17<sup>th</sup> St Patrick's day Dinner and Dance with The band Radio60

**Painting of the hall near completion need to paint doors and trim**

**Kitchen will be painted after the St Patrick's event**

Submitted By Social Director Richard Schmidt

## **COMMUNICATION REPORT FEBRUARY 10, 2015**

WITH THE HELP OF SHARON DAVIDSON, THE COMMUNICATION COMMITTEE HELD AN INFORMATION SESSION FOR THOSE NEEDING BASIC HELP WITH THEIR IPADS. ALTHOUGH WE TRIED TO KEEP THE NUMBER TO 15, OVER 20 SHOWED UP SO OUR RESOURCES WERE STRETCHED A LITTLE THIN.

WE ALSO LEARNED FROM THE SESSION AND IF WE WERE TO HOLD ANOTHER ONE, WE WOULD KEEP THE NUMBERS TO 5 PEOPLE PER INSTRUCTOR AND DO MORE ONE ON ONE RATHER THAN IN A GROUP. WE DO FEEL THAT MOST PEOPLE TOOK AT LEAST ONE THING AWAY FROM THE AFTERNOON.

WE ARE STILL ATTEMPTING TO GET MISSING INFORMATION FROM OWNERS. AS WE SIT NOW THERE ARE STILL 36% OF OUR OWNERS WHO HAVE NOT PROVIDED COPIES OF THEIR DEEDS, PROOF OF AGE OR GIVEN PERMISSION TO SEND INFORMATION ELECTRONICALLY. MISSING DEEDS MAKE UP MOST OF THE 36%.

"APPENDIX C"

BOD MFG.

FEB. 10, 2015

February 10, 2015

Manager's report

As you all can see we have put in place the speed bumps, please slow down. We have a lot of speeders still in cars and Golf carts. They are portable and will be moved in different areas of the park as needed.

Please do not go out through our entrance gate, we have an exit gate please use it.

Please shake out your floor mats and pet bedding before you wash them, and please clean out the washer when done and clean out the dryer vent.

If you need to use any park owned equipment, please make your request through the office. There will be a sign out sheet.

Yasika