

Mace River Ranch Homeowners Association
Board of Directors Business Meeting
Teleconference via GoToMeeting
March 16, 2021

Minutes

The meeting of the board was called to order at 6:01 pm.

Attendees: Directors present: Lori Joy, Barry Plunkett, Harry Boyd, Hal Nickle, and John Dilibert

Guests present:

Sentry Management Representative: Dianne Donnelly

There was a quorum established to conduct business.

Homeowner Forum – The discussion was had on allowing homeowners into Board Meetings, for what sections, presenting concerns beforehand, etc. Possibility of trying in April depending on Covid restrictions, etc.

Approval of Meeting Minutes:

Motion to approve February 2021 meeting minutes as presented. M/S/P
(Boyd/Plunkett; passed, 5-0 vote)

Financials:

Motion to approve year to date financials for the month of February 2021. M/S/P
(Boyd/Nickle; passed, 5-0 vote)

Members reviewed accounts receivable list.

Committee Reports:

- **ACC** – None this period.
- **Landscape** – Plunkett reviewed the following items: Boise Tree completing tree trimming, No report as to why certain trees are dying, Beaver dam that is 90% removed, and a discussion about capping some pipe.
- **Ponds and Waterways** – Nickle discussed the south side of Pond 6 and weeds, a Franz Witte bid for \$15,000 to have irrigation system put in and hydroseeded, Ecolake submitting a bid to look into issue at Pond 3 and waterfall, and a discussion about a beaver cone/grate to discourage building of dams.
- **Social/Communications** – No report this period.
- **Finance** – No report at this time.

Management Report:

- CCR Compliance – Sentry Management is conducting contracted drive throughs to identify infractions. Discussion about trampolines in backyards and basketball hoops. Confirmation for Sentry to send notices regarding basketball hoops on the sidewalk or in the street. More discussion needed on trampoline issue.
- Pet Reminder - Decision made to send out a reminder about picking up after your pets with either an Irrigation Announcement or the Annual Meeting announcement

Old Business:

- Ratification of electronic votes – Motion to ratify the following votes taken outside the regular business meeting.
 - 3/1/21 Motion to have Smith & Knowles respond to/send Phase 4 attorney's letter dated 1/22/21 M/S/P (Boyd/Plunkett; passed) Dilibert recused

- 3/1/21 Motion to send community notice of Town Hall with attorney. M/S/P (Boyd/Nickle; passed) Dilibert recused
- Outstanding Item List – Members reviewed outstanding items.
 - Discussion of parking issues near P4 mail kiosk. That area is determined to be private property. Sentry to work with Dilibert on wording and get a quote for 3 signs.

New Business:

- Annual Meeting- Decision made to schedule for Tuesday, May 18, 2021
- Playground Inspection – Sentry to look into scheduling
- Cleaning Contract – It was decided to continue to have cleaning company clean twice a month October – March until Covid restrictions are done, once a week from April – September, but having bathrooms done twice a week during that time frame.

Executive Session:

Not necessary this period.

There being no further business, the meeting was adjourned at 7:25 pm.

Next Meeting Date: April 20, 2021 at 6 pm – Teleconference via GoToMeeting

These minutes were prepared by Dianne Donnelly of Sentry Management as the managing agent, approved by me, and accepted by the Board of Directors of Mace River Ranch Homeowners Association.

Harry Boyd

05/13/2021

Secretary
Mace River Ranch Homeowners Association

Date