

Rockland Creek Homeowners Association

Executive Committee

November 9, 2017

The Rockland Creek Homeowners Association Executive Committee Quarterly Meeting was held on November 9, 2017 at the home of Gary Bullis. President Bullis called the meeting to order at 7pm. The following members attended: Gary Bullis, president; Jackie Rowe, treasurer; and Charlotte Cochard, secretary. Also attending were: Nancy Kail, Chair, Beautification Committee; Sandy Bowser and Joe Buohl, lot 31; and Melody Hansen, lot 138 .

Jackie Rowe moved to waive the reading of the minutes and to accept the minutes as written. Motion carried.

Officer Reports:

Vice President – No report. VP Glen Elmore excused from attending the meeting.

Treasurer – Jackie Rowe reported that of the 150 lot owners, only 7 remain outstanding in payment of the annual dues. The 2<sup>nd</sup> late notice will be sent out on December 1, 2017. For the special assessment for the concrete walkways, \$2200 was collected and the cost of the walkways was \$2150. All assessments collected over and above the cost will go in a maintenance fund for the walkways. We recovered \$450 of the cost of the rubber mats previously used for the walkways. Other expenses included \$500 for a road bond reimbursement and \$550 to the accountant for preparation of tax return.

Secretary – Nothing to report.

President – A lot owner called regarding the LACA letter that explained how the lake level is managed and asking what could be done about improving the lake level. Gary answered : “Pray for rain.”

Committee Reports:

Roads – With the new approach to road maintenance, that committee is not really needed as a standing committee. If needed, one will be formed.

Construction Coordination Committee – Chair David Embrey works evenings and not able to attend meetings. Only one request has been received. All requests for construction, additions, modifications must be submitted to the committee prior to work beginning.

Jackie Rowe asked about the lot clearing taking place on lot #39. Gary explained that no approval is needed for clearing, only for construction.

Melody Hansen asked if a pergola requires approval. Gary replied that the request should go to the Construction Coordinating Committee.

Dock Committee – no report.

Joe Buohl reported that the lock on the dock gate is not operating. Gary will look at it, and if required, it will be replaced.

Beautification Committee - Nancy Kail reported that seasonal clean-up will be accomplished. New mum plants were added this fall.

Old Business:

The concrete walkways were completed.

The parking problems on Piney Forest were reviewed and discussed with the attorney to ensure the actions will be appropriate and legal. The Executive Committee is implementing the recommended action. Letters were sent to all association members. Signs will be posted.

New Business:

Deteriorating dock boards will be replaced.

Open Forum:

1. Jackie Rowe reported an owner had raised the question of more lighting needed at the boat ramp. Gary explained that lighting is not covered under maintenance; it is a capital improvement, which requires a special assessment. Lighting would require running power to the area, which is quite expensive.
2. Nancy Kail asked what are the procedures for violations of the parking rule? Gary replied that the Vice President will have the lead. Each member of the Executive Committee will have authorization to place the notice on illegally parked vehicles.

The meeting was adjourned at 7:40pm.

Respectfully submitted,

Charlotte J. Cochard, Secretary