

Forest Ridge Estates Homeowners Association

Minutes of Monthly Meeting

August 20, 2012

Call to order: 7:00 pm

Roll call: Karen Bruns, Rich Quinn, Andy Geryol, Todd Ippen, Tom Straley-
all present.

Approval of Minutes: Rich made a motion to approve the May 21st monthly meeting minutes, Andy 2nd, motion approved.

President's Report: Thanked the 11 homeowners present for the good turnout, discussed the receipt of the SWS Reserve study, the meeting with Varga and Assoc, and the follow up required with legal counsel as an implementation plan is prepared. An update will be given at the next meeting Oct 15th.

Vice-president's Report: Neighborhood Watch signs have been posted at the entrances, will attempt to have police chief as a guest speaker at next meeting.

Treasurer's Report: Current total cash position is \$59,344. Disbursements YTD are running at 50% of budget. Four liens outstanding.

Landscape Report: Bushes and trees pruned prior to July, JBT brought in water truck to water trees on berm in July, comment from homeowner on entrance lights requiring replacement noted.

ARC Report: Color match status of 3717 Magnolia unknown.

Old Business: Andy discussed the Reserve Study. The Board conducted a storm water system inspection on June 11th. A meeting was then held with Varga and Assoc. Twelve significant points of inflow/outflow were noted. The system is generally operable, with 7 of 12 areas in need of some work- mostly vegetation overgrowth. These areas are not currently perceived as major in scope. The pond and fire hydrant will require a specialized study and work plan. Questions remain concerning the approach to all necessary

remedies. The study included benchmarks and estimates for item replacement and reasonable maintenance.

New Business:

Public Comments: None.

Andy moved to adjourn, Rich 2nd. Board approved. Meeting adjourned at 7:59 pm.