

## Cherry Ridge Owners' Association Board Meeting Minutes 7/14/2014

Meeting of the board of directors of the Cherry Ridge Owners' Association at the Cherry Park Library. Meeting called to order at 6:30 by Secretary Jim Anderson.

Quorum established with Sally Savidge, Nichole Kelly and Patrick Hurley. Minutes of last meeting posted on the website.

Election results of board officers: Sally Savidge 3 votes, Jim Anderson 1. For the position of President of the Board.

Sally Savidge took over running the meeting.

Financial report from Becky Johnson, bookkeeper:  
Delinquent dues total \$2,300.24. Two owners totaled \$2,285.58.  
Money market balance: \$102,839.73.

Architectural committee has added Brian Bliatout as the new member, replacing Sally Savidge.

Patrick Hurley reported everything fine at Cherry Park shopping center.

Nichole Kelly stated apartment occupancy very high.

Sally outlined some association business she wants to pursue immediately.

- Running all meetings under Roberts Rules of Order.
- At the present time the board has elected to record all meetings of the board either partially or in its entirety.
- Executive sessions will not be recorded nor taped
- In doing this we will be more accessible to all owners for their input online.
- In the near future taping meetings to post as many HOA's are doing.
- Getting a newsletter out soon, courtesy of volunteered owner Sally Wright.
- Updating CROA web site.
- To be more accessible to all owners for their input online.
- Addressing violations that have not been addressed, but registered correctly.
- Putting together a committee to walk the neighborhood documenting violations to bring before the BOD as proposed by past President Lavoie.
- Updating CROA web site

### **Owners input**

Owners Denise Hay, Karen Lavoie, and Wayne & Diane Schultes voiced their concern over resolution 5.06 Fences voted on and approved in 2011 by the BOD as not being enforceable. Past Secretary Dick Green will be addressing their concerns at our next meeting August 11th

Meeting adjourned at 7:45 p.m.  
Jim Anderson, secretary

(see next page for Revised additions)

---

## Revised additions approved by all Directors meeting 8/11/2014 :

1. REVISED minutes for July 14 2014 meeting ..  
Discussion was held regarding adding a third homeowner to the board but was tabled, until another meeting Vote to table the amendment until a petition to gather owner signatures could be prepared . 3 yes. Sally Savidge, Nicole Kelly and Patrick Hurley and 1 no Jim Anderson
2. Owner Sally Wright asked why the CCR violation complaint she made through proper policies was not enforced Karen Lavoie (past President ) stated she did not follow through and missed the appointment with Sally Savidge (ACC Member ) to speak with the owner and start due process . This leaves the present BOD to continue and follow through.
3. Discussion of 5.06 resolution and was tabled for another meeting.
4. Karen Lavoie and Sally Savidge are to meet with lawyer to discuss cc&r revisions she started. At the end of the meeting Karen stated to Sally Savidge , she would not attend an attorney meeting
5. Arranging a Compliance Committee was brought up by Karen Lavoie and also at the Owners meeting to have 3+ owners walk the neighborhood and chart violations and report them to the BOD. When asked, Karen said she would Chair that Committee.