



**Minutes of the
Meeting of the Board of Directors of the Ruby Forest Homeowners' Association
November 11th, 2020**

The meeting of the Board of Directors was called to order at 6:30 p.m. by Jimmy Humrich, 2020-2021 President. Board members present were: Jimmy Humrich, President; Micah Seehorn, Treasurer; Kevin Maguire, Secretary; Mitch Robertson and Sally Watson. Wes Jones and Dean McDermond were unable to attend.

The meeting was opened by Jimmy Humrich at 6:30pm.

President's Report was given prior to the meeting to coordinate November activities:

- Christmas Lights were put up early this year to take advantage of a pre-season discount.
- Pool repairs have started. Will be finalized soon.
- Ruby Forest Parkway culvert under repair. Will last into 2021.

Secretary's Report

- The secretary report was given by Kevin Maguire.
- October meeting minutes were posted and communicated via email.

BUSINESS AGENDA
November 11th, 2020

MEMBERSHIP

- Membership updates. 1 Civic member automatically converted to full. Monitoring 3 home sales.

CLUBHOUSE

- Income for clubhouse rental for October – \$1360.
- Roof repair quotes - \$1000 repair-only versus \$5000 for full re-coating. Scheduling repair.
- May need to replace chairs. Same for chairs at gazebo
- Discussed rate to rent out parking lot of clubhouse. Likely prohibited due to resident usage.

COMMUNICATIONS

- Presented some interesting website statistics to board – highlighting peak usage times.

COVENANTS

- Discussed outstanding violations.

EVENTS

- Fall Festival a success. Event was well received.
- Started planning Santa event for December.
 - Need to find out Santa safety requirements
 - Need to reach out for Toys-for-Tots box.
 - Cookies versus Donuts for food safety.
 - Which games are safe. Photos this year.
- Possibly coordinate Dec 4th- Santapalooza. Need to meet with city.
- Welcoming Committee updates. Need to coordinate supplies for Fall/Winter.
- Put up Christmas Tree this week.

GROUNDS

- Cleared Lake Ruby drain from debris from flood.
- Winter Annuals with Hill's for October.
- Two trees damaged by hurricane winds. Need to replace.
- Look at Community Library/Bench for Gazebo.
- Waiting on soil sample results from front entry.
- A number of culvert issues are present in the neighborhood. Working with city.

TENNIS

- Trees trimmed around tennis courts.
- Quoting new ladder to allow us to replace lights.
- Courts need resurfacing. Will get quotes for 2021.

POOL

- New pool rules sign installed. Pool repair scheduled for November.
- Need to address electrical issues with lights.

MEMBERSHIP

Membership Status as of 11/11/20 was reported by Jimmy Humrich as follows:

- Permanent Full = 306
- Permanent Civic = 51
- Total Members = 357
- Total Non-Members = 86

Total Households = 443

One new full member this month – convert from civic.

TREASURER

- The financial report was given by Micah Seehorn.
- Pool repairs and emergency tree removal has jeopardized our budget for 2021.
- The HOA account balances as of 11/11/2020 were reported as follows:

| | | |
|-------------------------------|-----------|-------------------|
| Wells Fargo Primary/Debit | \$ | 1,373.99 |
| Wells Fargo Savings (Reserve) | \$ | 24,958.57 |
| ACS Quantum Operating Account | \$ | 147,023.00 |
| Money Market Account with ACS | \$ | 96,172.89 |
| TOTAL ALL ACCOUNTS | \$ | 269,528.45 |

The meeting was adjourned by Jimmy Humrich at 8:00 p.m.

NEXT MEETING: Board meeting: Planned for 12/09/2020 at 6:30pm.