



**Minutes of the
Meeting of the Board of Directors of the Ruby Forest Homeowners' Association
March 8th, 2023**

The meeting of the Board of Directors was called to order at 6:30 p.m. by Kevin Maguire, 2022-2023 President. Board members present were: Kevin Maguire, President; Blake King, Vice President; Micah Seehorn, Secretary; Sally Watson, Joseph Hinton, and Sabrina Guler. Jamey Waters was not present. No residents were present to discuss neighborhood issues.

The meeting was opened by Kevin Maguire at 6:30pm.

Homeowner's Forum

- No residents were present to discuss neighborhood issues.

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

Items completed by the board and work in progress since last meeting:

- HOA Board 2023-2024 Elections
- Clubhouse Internet - FIBER connected
- Clubhousephone - GNR says VOIP okay
- Shed Breaker Box added (\$700)
- Budget Sent to ACS
- Lake Stuff - Paddleboat, Silt Survey
- Need to Schedule Backflow Test
- Trash Complaints - Waste Management

Secretary's Report

- Minutes from the previous meeting were posted to www.rubyforest.net.

BUSINESS AGENDA
March 8th, 2023

MEMBERSHIP

- No change in HOA membership.
- Need to work on rental paperwork.

CLUBHOUSE

- Income for clubhouse rental for Feb - \$650.
- Bathroom Remodel.
- Schedule gutters and roof repair.
- Carpet and soundproofing status.

COMMUNICATIONS

- Add paint consultation info to the website with PDF.

COVENANTS

- Paint Consultant work approval.
- Yellow truck/Big shed.

EVENTS

- Easter Egg Hunt flyer sent out.

GROUNDS / LAKE

- Need replacement dogwood for the 2nd island.
- Chemical contract renewed. Added fertilizer.
- AquaDoc Silt Survey (\$1200).

TENNIS

- Add fees to offset the cost of resurfacing.
- Back Tennis Court lights need repair.

POOL

- Drainage issues.
- Need some signs replaced
- Got approval for a new clubhouse phone. Not scheduled.
- List of Repairs Needed: New Cover, Gazebo Light, Overflow Drain, Signage, Handrail.
- Cooldeck surface quote for 2024

MEMBERSHIP

Membership Status as of 3/8/2023 was reported by Micah Seehorn as follows:

- Permanent Full = 311
- Permanent Civic = 48
- Total Members = 359
- Total Non-Members = 84

Total Households = 443

No new members were added this month.

TREASURER

- Treasury update provided by Jamey Waters.
- The HOA account balances as of 3/8/2023 were reported as follows:

Wells Fargo Primary/Debit	\$	27,649.37
ACS HomeTrust Operating Account	\$	143,417.69
<u>Money Market Account with ACS</u>	\$	<u>134,727.24</u>
TOTAL ALL ACCOUNTS	\$	305,794.30

The meeting was adjourned by Kevin Maguire at 8:00 p.m.

NEXT MEETING: Board meeting: Planned for 04/12/2023 at 6:30pm.