



Ruby Forest HOA Board Minutes June 11, 2025

- Bbq tasting happening? Joseph still reaching out to his rep
- Bank trip - need to get Joseph and Cindy on the account and Blake and Micah off - everyone needs to be there at the same time to make it happen
- Need to make sure Sally has access to a card for July 4th party planning stuff
- Tennis courts security gate pieces replaced, another \$5200 worth of work quoted for extra lightning-proofing (\$3000 for snap-back lock replacements like we ok'd for the pool, \$2200 for surge protection)
- Putting off the above ^ for a while
- Rachel to be added to Wix account for uploading meeting minutes
- Jimmy has been managing FOBs, going well
- All board fobs to be master
- New full HOA member
- 4185 Ruby Forest Blvd doesn't like that he has to abide by covenants, feels picked on
- May was profitable for the clubhouse - 23 bookings, all internal
- Kevin resolved the incorrectly-written check amount with the check writer
- Need to pick up a new long table, hopefully Jimmy can do it
- Bungee cords lost because someone used them
- Weekend party to come in Friday evening to set up balloon arch
- Need to somewhat police people using the clubhouse longer than they're paying for
- Rental restrictions covenants - 10% response so far
 - Going to have paper copies at pool party
 - Potentially door to door
 - Potentially brute force mailer
 - Joseph, Sally, Katherine, Rachel to be handing out papers to sign up
- 4th of July Party
 - Kevin to print out everything needed to make voting easy at the 4th of July
 - Kevin to send out a brute force mailer as a one-time thing for the vote
 - Rachel to handle getting signatures on the amendment
 - John and Ashley Wright to handle the golf cart part of the parade
 - DJ confirmed
 - Rachel to bring ball pump for volleyball
 - Sally to find receipt for city bbq

- Are the city bbq people providing utensils - yes
- Cindy and Kevin to come up with a plan to get Donna's payments down
- Board approved a house's paint color, but might be similar to the neighbor's house
- Cindy to check status on Peggy Braverman
- Grounds:
 - Did sod below tennis courts, the part that's the most muddy
 - Going to add more sod
 - Need to trim
- Need new mulch on playground
 - Price out astroturf - Rachel and Katherine
- Need to cut the grass down by the dam
- Tennis courts
 - Quoted new pickleball nets
 - Cracked benches - need to replace (About \$377 each)
- Pool
 - New pool gate enclosure for \$750 to get us back in compliance
 - GNR inspection form up
 - Vomit incident :(
 - Rachel to put WiFi signs up in clubhouse
 - Fire extinguisher is out of date, Kevin to update
 - Need to get quotes for resurfacing
 - Asked for fans in pump room to be replaced. Going to wait until they're not working for now.
- Over 400k on the accounts