

MRHA Board of Directors Meeting
Monday, October 26, 2020

The October 26th Board of Directors meeting was called to order at 6:34 pm. Diana Watt spoke to the board about current and potential lot sales and getting prompt and correct information out to potential buyers. Nick Thielen spoke to the board regarding the future of the shed east of his property. The closed session of the meeting began at 7:16. The board approved the adoption of agenda and meeting dates of future meetings. Members are welcome at the open portion of any board meeting. Future dates are December 6th, January 25th, and February 28th, with the annual meeting sometime in early April. Ferol will email everyone one week before the meetings with time and place details. Scott King disclosed the neighborhood fall workday saved the HOA \$1400 as our actual cost was \$109 in repairs and the MANUAL labor was donated. Thank you all for pitching in. There will be another workday in the spring to reinforce the remainder of the fence north of Hansens, and other community improvement projects in common areas around the gate and the lake. Scott has asked that residents send him other project recommendations so he can consolidate an effective Spring clean-up and perhaps have a picnic afterward. As a follow up to the maintenance of the drive going parallel to Moonlight Road, Tim Kalkman presented Declarations on the definition of street and powers and duties of the association and filing amendments. Tim also reviewed our snow removal contract with Trevor Best: 3 inches or more and \$200 per trip. (As a side note, Trevor also will hang Christmas lights!)

Board positions were assigned as follows: Tim Kalkman-website and Vice President, Angela Tyler-treasurer, Ferol Thielen-secretary, Scott King-building codes, ARC standards, roads, and many other titles. Scott nominated Chris Hutchings to be on a sub committee to help with ARC standards. Angela seconded and all approved. Scott presented architectural drawings for the Fullmer lot and approval is pending the full plot plan. Scott is also working on procedures when electric power is out and the gate is not functioning. The open gate hours will be extended 1 hour in the evenings for people getting home from work (the less the gates open, the longer the actuators last). The new hours are 7 am to 6 pm. The board is still deciding on verbiage of 2 signs around the lake, advising owners and guests of HOA requirements of lake usage. Under consideration is Private Property-Owners and guests only and minors under 14 years must be accompanied by an adult. At the annual meeting it was discussed whether to shut off the water meter at the front gate saving \$250/year however it was discovered if we ever wanted to begin water service again it would cost \$7000 to have a meter brought in. The board decided to leave good enough alone for now. Scott reported that weather conditions have delayed Updyke's schedule of resurfacing our roads and project will probably wait until spring. The board also wants to remind members that beginning January 1st, our recommended trash service is Gardner Disposal. At our annual meeting it was voted upon and approved to no longer use Waste Management due to the size of their trucks and 2 trash services using our roads weekly.

The board meeting was adjourned at 10:10 pm.

- As a follow up to the meeting, Joel recommended (via Email) Chris Hutchings title to be "Vice-President of Construction" and to adjust Tim Kalkman's title to "Executive Vice-President". The board approved.