

ROLLINGWOOD HOMEOWNER'S ASSOCIATION Board Meeting Minutes for July 20, 2023 by Zoom meeting.

The meeting was called to order at 7:05 P.M. Board members present: Judy Bayer, Doug Wickstrom, Richard Fowell, Kathy Walker, and Warren Arata. Jim Knauf joined at 7:10 and Juanita Stucker was absent.

MINUTES (Richard Fowell)

The June meeting minutes taken were reviewed by email prior to the meeting and approved during the meeting.

TREASURER'S REPORT (Kathy Walker)

Kathy emailed us the June Treasurer's report.

For the period June 1 - June 30, 2023

Beginning Balance:	\$ 3,952.28
Change:	\$ (165.33)
Ending Balance:	\$ 3,786.95

Major income: \$ 1.87 Donation

Major expenses: \$ 155.00 Bennett Landscape June

Current membership: 144 (eight carried over)

Venmo is now set up, and Kathy has received a five membership payments by Venmo. One issue to keep an eye on is that not everyone remembers to include their identification with the payment.

Action: Richard - find out how to ask IRS for proof of nonprofit status.

Answer: Mail in IRS form 4506-B: link[1] sent to all board members during the meeting.

Action: Doug: What is the personal liability of the board members if the HOA is sued?"

Action: Doug to check on the cost of adding board members as 'named insureds' if the Board decides to reactivate the RHOA liability insurance policy (with Nickerson Insurance Co.)."

Action: Send out dues reminder letter to people who paid in prior years, but not 2023.

COMMUNITY RELATIONS: (Doug Wickstrom)

The city and county have set up a single point of contact to help the Peartree Lane residents contact various government agencies for support.

COMMUNITY APPEARANCE: (Warren Arata)

Jaime Guerrero the compliance officer is not at the City anymore - Jeannie is our current contact. Peartree Lane has been on the City's mind for the last few weeks and probably will be for quite some time, so don't expect much support.

Warren touched up Willow Wood and Rollingwood signs.

Warren isn't aware of any easy system to locate absentee landlords other than asking the renters.

A "Let's Chat" on landslides seems like a touchy and contentious topic.

MEMBERSHIP: Juanita Stucker

The new HOA booklets were delivered to Juanita and distributed to her backlog. No homes currently for sale. One up for rent by owner. Two homes on Silver Eagle were leased.

NEWSLETTER: Jim Knauf

The newsletters are out, both electronic and hardcopy. Jim has been looking at the possibilities for transferring the website to a different platform. Google Sites, WordPress and Squarespace are possibilities. Our recent communications have put us close to our Mailchimp limit, so the next email will be in August.

PRESIDENT'S Business

We have the Peninsula Center Library Community Room reserved for October 17, 2023.

Our next meeting will be August 17, 2023 at 7 PM.

The meeting closed at 8:24 PM.

Respectfully submitted,

Richard A. Fowell

[1] <https://www.financestrategists.com/tax/501c3/501c3-determination-letter/>