

DEER CREEK PHASE II, UDI/POA, CLASS I, INC  
BOARD MEETING MINUTES  
January 11, 2020

A meeting of the Deer Creek, Phase II, UDI, Class I Inc. Board of Directors was held in the clubhouse as scheduled.

The meeting was called to order by Jim Windt at 10:00 AM

Directors present: Jim Windt, President. Anita Stewart, Vice-President/Activities. Dan Garner, Treasurer. Walt Robinson, Secretary. Bob Marshman, Grounds. Jody Hunter, Buildings. Rolland "Butch" Cornwell, Pools.

The minutes of the November 9, 2019, Board Meeting were read by Walt Robinson, Secretary. Jim Windt requested that the minutes be amended to show that Director Rolland Butch Cornwell was absent from the meeting with approval. Butch Cornwell motioned to approve the minutes as amended and Jody Hunter seconded the motion. The minutes were approved unanimously as amended.

#### Treasurer's Report (Dan Garner)

Dan reported the amounts in our financial accounts. A motion to approve the treasurer's report as given was made by Walt Robinson, seconded by Bob Marshman. Passed unanimously.

Dan reported we have 299 active deeds, 4 deeds in arrears, and 10 deeds for sale. In the last month we have sold two deeds at the new \$500.00 price.

#### President's Report (Jim)

Jim welcomed everyone back again, and noted that the park was looking great. He thanked Jim & Connie Greenfield along with anyone else that helped out with all the holiday decorating at the clubhouse and throughout the park.

Jim appointed Bob Shaw & Christina Crosby to be our Water Rate Committee. He thanked them for all the effort they have put into coordinating our attempts to fight against this water rate hike. Jim thanked everyone for all of the letter writing it will help.

#### Buildings Report (Jody Hunter)

Jody reported that the finish trim for the office windows will be done in February.

Jody stated that a new larger cage for the internet components in the clubhouse is going to be put in place. The internet will need to be down for a short time to do this.

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Activities Report (Anita Stewart)

Anita reported on the financial accounts of the activities committee.

Anita thanked all those that helped with the Christmas party and Christmas dinner, we had a great time at both. Up coming activities include music bingo tomorrow night, Peter Alden dance on January 25<sup>th</sup>, and Horse racing on February 1<sup>st</sup>. The Birthday party will be on February 7<sup>th</sup>, and the owners dinner will be on February 8<sup>th</sup>. Tickets for the dinner and for all dances are available from the activities committee members, or the office.

Pool Report (Rolland Cornwell)

Butch reported that he will be checking with the county inspector to find out about any safety issues concerning installation of a net for water volleyball.

There is a small leak in the solar heating system, the company has been notified and will repair it.

There was a problem with the pool heater, it has been repaired and is working.

Grounds Report (Bob Marshman)

Bob reported that the mirror has been installed at the bottom of the hill to aid visibility of the turn.

Ant spray will be available at the office, for anyone that wants to use it. The spray is pet friendly once it is dry. Please return the sprayer when done.

Pickle ball lights should be up around the beginning of February.

New Business

Jim talked about the possible need to add new fees and/or increase some fees to offset the increase in the cost of water. No action was taken by the board at this time.

Jody Hunter made a motion to purchase a shed, not to exceed \$500.00 for storage of excess material from the activities shed and closets. Seconded by Anita Stewart. Passed unanimously.

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Bob Marshman made a motion to purchase and install two speed bumps, not to exceed \$1000.00 . Seconded by Dan Garner. After some discussion, a vote was taken and the motion passed unanimously.

Butch Cornwell made a motion that that the board respond to the county to voice our objection to the variance request made by Ricky & Rachel Lester. Seconded by Dan Garner. Motion passed unanimously.

Jody Hunter made a motion to change the buy-out year from January 1<sup>st</sup> thru December 31<sup>st</sup>, to October 1<sup>st</sup> thru September 30<sup>th</sup>, effective October 1 ,2020. Seconded by Bob Marshman. Passed unanimously.

Other Business

Jim appointed Jack Cornwell as chairman of the Teller Committee, along with Deb Milano and Terry Stitt

Adjournment

A motion to adjourn was made by Dan Garner and seconded by Anita Stewart.  
Approved unanimously.  
With no further business to discuss, the meeting was adjourned at 10:50 am

Respectfully submitted,

Walter Robinson  
Board Secretary