

**Founder's Ridger Homeowner's Association
Minutes from Meeting of Officers and Trustees
February 17, 2003 at Bill and Joyce Hague Residence**

Present: Don Cooper (Vice-President), Carol Foerst (Treasurer), Bill Hague (President),
Mardene Kelley (Secretary), Brad Loetz (Trustee), Leroy Pontzloff (Trustee) , Troy
Schmitt (Trustee)

- 1) **Bill Hague, President, called the meeting to order at 7:00 p.m.**
- 2) **Minutes of prior officer's meeting approved as presented (Pontzloff/Cooper)**
- 3) **Carol Foerst presented treasurer's report.**
 - a) **Income and Expenses appear to be on budget—there have been no unexpected expenses.**
 - b) **It was suggested that we report Escrow funds separate from operating funds. Carol will reformat the report as suggested.**
 - c) **Treasurer's report was approved. (Cooper/Schmitt)**
- 4) **Unfinished Business:**
 - a) **Activating Gates—our current goal is 4/1/03. Leroy will make 12 keys and distribute to all residents on Morgan Lane**
 - b) **Replacement of approximately 3 trees which needed to be removed—Trustees will develop a plan.**
 - c) **Cutting of underbrush on Founder's Ridge Drive—Americascope inadvertently removed plants which they agreed was their error. They will replace the plants in the spring.**
 - d) **Installation of Sidewalks—Bill will continue to work with the homeowners.**
- 5) **New Business:**
 - a) **Budget—Carol presented a tentative budget for FY 2003**
 - b) **Election of Officers for 2003—agreed this would be finalized at the next meeting**
 - c) **Purchase of Lots 50 and 52**
 - i) **Several options were discussed regarding these 2 front lots**
 - (1) **Do nothing**
 - (2) **Consider purchasing the lots by allocating the costs over all lots**

- (a) This would mean that each lot-owner needs to come up with \$1,357 – either financed over a specified period of time or immediately
- (b) It also means that annual revenue from dues will reduce annually by \$1,000
- (3) Consider purchasing the lots by selling a portion of the meadow
 - (a) Adjacent home owners need to be consulted--this will happen on 2/25/03. Lot-owners invited: Becks, Akers, Loetz, Schmitt, Oruch, Gallagher, Danzeisen.
- ii) Since George has a current buyer, we agreed that waiting until the annual meeting to make a decision would be too long.
 - (1) We Agreed that we would call a special meeting for 3/5/03 to present the decision to the association.
 - (2) We Agreed that we would try to have this meeting in lieu of the annual meeting.
 - (3) We requested that Bill Hague contact George Parker to see if he can give us a sketch about how the houses may look on these two lots.
 - (4) We also requested that Bill Hague see if George would give us a schematic for how a lot in the meadow may look.
- 6) Bill Hague and Mardene Kelley will prepare the agenda, make arrangements to have a special meeting and distribute the agenda.
- 7) Next meeting on 3/4/03 at 7:00 at Bill Hague residence.
- 8) Adjourned

Leadership Team for 5/2002 to 4/2003

Officers: Bill Hague, President: 337-0097
Don Cooper, Vice President: 475-6960
Carol Foerst, Treasurer: 471-1282
Mardene Kelley, Secretary: 337-9763

Trustees: Troy Schmitt, 471-6134; Leroy Pontzloff, 337-1256; Brad Loetz, 428-4328

Maintenance Committee: Leroy Pontzloff, 337-1256; Derick Dozier 891-9798; Greg Jackson 478-2801; Brad Loetz 428-4328

Design Committee: Troy Schmitt, 471-6134; Lisal Gorman 428-8685; George Parker

Social Committee: Joy Cooper, 475-6960

Founder's Ridge Phone Directory: Mardene Kelley, 337-9763

Mardene Kelley
Secretary