



Golf Club Community HOA

Board of Directors Meeting Minutes

Zoom Meeting 5:30 February 17, 2021

1. 5:43 p.m. Call to Order / Attendance

R. Smith President, S. Manchella Member at Large, B. Meyer Member at Large, T. Glancy Vice President, Jim Garanich Treasurer and C. Rapier Towne Manager.

2. Approval of Minutes –

November 18, 2020- Jim moved to approve the minutes. Tracey 2nd the motion. Motion Carried. No meeting was held in December.

No Meeting Minutes were taken for January. The board met to discuss the Reserve Studies for Rivers Bend and the Sportsplex.

3. Reports

- a. January 2021 Financials-
 - i. HOA Operating -\$99,664.48.
 - ii. HOA Reserves- \$252,483.51
 - iii. Sportsplex Operating- \$173,490.85
 - iv. Sportsplex Reserves- \$216,933.82

4. Old Business

- a. Reserve Study-
 - i. Set a meeting to discuss the Study with the Engineers.
- b. Holiday lights can be turned on the week of Thanksgiving and taken down by January 15th. The first notice is a warning a fine will be added if the lights are not done by mid February.
- c. Review of the Covenants
 - i. Signs-Add the sign policy to the website and handbook.
 - ii. Update Tree policy
 - iii. Flags-rule in the covenants.
 - iv. Start a list of amendments that need to be updated.

5. New Business

- a. OhioPower wash cleaning of boules in RT 48 \$2962.00 call and ask that they rebid remove waterfall.
- b. Sign Vendors
- c. Ray Meyer-Ronda moves to approve Ray Meyer Proposal to replace the street sign. Brad 2nd the motion. Motion Carried.
- d. Sportsplex Committee Updates- Tracy Glancy
 - i. Painting Projects-Kiddie Pool Mushroom, Parking lot light posts, bike rack all Approved.
 - ii. Install a new bench with shade by the playground. - Approved
 - iii. Rotten Wood around the pillars.



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- iv. Concrete and Drainage around the pool repairs.
 - v. Pool Furniture Repairs. -Approved
 - vi. Fans for the pavilion.
 - vii. Swimsafe Maintenance for the Pool. -Approved
 - viii. Tennis Court
 - ix. Whispering Creek and Crooked River streets are not dedicated. Call Hamilton Township and Warren County.
6. Charlie Rapier will be out of the office February 25th thru March 5th. All calls and emails will be directed to Char and Belinda.
7. **Next Meeting Date/Planning Calendar**
Future Meetings TBD Third Wednesday of every month. March 17th. Call Club and reserve a room to review Reserve Study.
8. **Adjournment- 6:54 Meeting adjourned with no further business to discuss.**