

APPROVED 11/18/2017

**POLO PARK HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING – CHALLENGER CLUBHOUSE
November 13, 2017**

Meeting was called to order at 7:00 PM by President Peter Sampiere. The following board members were present: Dawn Bissell, Adrian Cleave, Dot Dorrington, Marletta Frantal, Joyce Parker, and Drew Poteracki.

OPENING OF MEETING: Pete opened the meeting by asking all to stand for the Pledge of Allegiance, followed by the invocation.

PRESIDENT’S REPORT – Pete

Pete opened by thanking everyone who had helped in getting the Park and Clubhouse back together again. He clarified the situation regarding flood insurance stating we never had it but our agent is looking into it for us.

SECRETARY’S REPORT – Adrian

Adrian presented the minutes from regular meeting on May 8, 2017, the emergency meetings on September 21 & 27 & October 12, 2017 meeting. No corrections or additions were offered. A motion was made by Dawn, seconded by Dot to accept the minutes as written. Motion passed unanimously. No corrections or additions were offered.

ACTIVITIES - Adrian

Adrian highlighted a number of activities as follows: -

Nov 23 Thanksgiving Dinner Ch Tickets Available

Dec 6 Barnyard Bingo

Dec 9 David Pellegrine show at Ch

Dec 16 7:30 – 9 French Toast Breakfast Ch

Dec 31 New Year’s Eve Party Ch

TREASURER’S REPORT – Dawn

Homeowners Bookkeepers Summary – October 31, 2017

Bank Balance 9/30/17	\$107,225.93
Deposits in October	\$38,020.00
Invoices paid in October	\$28,093.67
Bank Balance 10/31/17	\$117,152.26

Reserves 10/31/17	
Money Market	\$54,421.62
CD's	\$142,533.97
Total	\$196,955.59

Dawn advised the meeting that we didn't need to touch any of our CD's as such we are still receiving our interest; however, there was a big drop in our Money Market, which couldn't be helped. She highlighted some items in a 10 month review.

Electric we have been running high on that since last May.

Maintenance and repair Clubhouses we have been running high on that

Wages we are running over budget.

Professional fees, we are over Budget due to filing some foreclosures.

Water almost \$5k over budget on that. The restoration of the clubhouse has impacted on water and electricity.

Golf course is in good stead, Should balance out the budget.

Payroll fees, we are \$109.03 over.

Dawn asked for a motion to approve the invoices paid in January. Dot made the motion and Drew seconded. Motion passed unanimously.

Dawn gave a summary of outstanding accounts and six properties that are liened.

Dawn encouraged those who's accounts are outstanding to pay up as we could do with the almost \$20k in our account.

Dawn presented the Activities report:

Activities Bookkeepers Summary - October 31, 2017

Bank Balance 09/30/17	\$42,194.67
Deposits in October \$30.80	\$30.80
Invoices paid in October	21,606.24
Bank Balance 1/31/17	\$20,627.23

COMMITTEE REPORTS:

BUILDING AND GROUNDS: Dot

Dot highlighted the areas that had been completed under the renovations and those which are still to be completed.

Dot wanted to thank all those who put together the kitchen cabinets, to allow the kitchen to be up and running for the official opening.

ARC: Joyce

Joyce stated that there were 6 ARCs received and that 6 were approved.

WELCOME COMMITTEE: DAWN

Not much to report, as there hasn't been a meeting recently. there has been a Pool Party, which was a nice event, due to the cost of the food they lost \$200 on the event.

RULES & REGULATIONS: MARLETTA

During the summer months I have been in and out of here. I have been checking the property and have written several letters to people living here, in the last few months I have picked and chosen some of those properties which are particularly bad. Given we have had the Hurricane; I haven't focused on the driveways as people are getting themselves straight still. One issue is that the signs in peoples' yards such as No Trespassing signs are not permitted and should be removed.

GOLF: DREW

Drew presented the Golf Course Summary:

Golf Course Bookkeepers Summary - October 31, 2017

Bank Balance 09/30/17	\$ 26,167.68
Deposits in October	581.01
Invoices paid in October	4,375.39
Bank Balance 10/31/17	\$ 22,373.30

There wasn't much play in October as we weren't open. From Sept 11 it took us 6 weeks just to get the Pro Shop open with a lot of hard work; it was totally destroyed like the clubhouse. We did a lot of our own dry wall to speed up the process to get it open as quickly as we could, but we didn't make any money but still had people working. 600 hours of volunteer help getting it back in shape. 2 chainsaws were donated and excellent work carried out by our hard working men and women to get the course in shape.

What we are working on now after our Golf meeting held this morning, is that we raise the Membership by \$25 across the Board, starting January 1 golf club rental rising from \$6 to \$10. Drew made a motion to approve a \$25 increase on memberships, punch cards effective January 1. The motion was seconded by Adrian, 6 in favor, 1 against the motion was passed.

Drew gave a summary of the staffing on the golf course as it is now. An explanation of how savings are now being made given the changes and some of some of their duties. Drew stated he was trading in 2 defect golf carts which are quite old for \$700 each for 2 Yamaha 2015 models, with the trade in, the cost will be \$4,300. Ken has been working on some new score cards with 3 spaces available for adverts. 1 has been filled already at \$500. We are getting 10,000 score cards the cost is \$1,000. Any profit will go towards the gold course. Drew described some staff changes in the Pro Shop. Cost of staff in the Pro Shop is reducing.

Other ongoing work was also described.

Dawn invited homeowners to the Budget meeting to be held October 16 1:30 pm on the 10 month review presented earlier. There will also be a discussion on the recently presented Flood Insurance quote presented by our Broker.

New Business

Linda Poteracki highlighted the success of the official opening with income from ticket and raffle sales totaling \$7,101.

Refreshments were provided by The Veteran's Committee for tonight's meeting.

Marletta provided a summary from the plaster board fund, which presently totals slightly short of \$9,000.

Dot advised of the next flag raising will be December 7th.

A motion to adjourn was proposed by Drew and seconded by Dot all in favor.

Respectfully transcribed and submitted

Adrian