

QG Recreations BOD Meeting 1/25/19

Quorum Established:

In-Person: Kristine Perry, Billy Sutton, Bonnie Moore, Kim Quinn

On- Phone: Ron Brown and Victor Santoro

Additional Attendees: Gary Ange, Sylvia Jurgensen

Agenda Items

1. 12/31/18 Financials Reviewed
2. New Director (Replacement of Austin Harris) Discussion
 - a. Billy Sutton nominated Sylvia Jurgensen to replace Austin Harris for his term on the Rec Board
 - b. MOTION by Billy Sutton, 2nd by Ron Brown, All in favor none opposed**
 - c. Sylvia will replace Austin on the Rec board for his term as a member at large.
3. 2019 Annual Meeting Date
 - a. May 4th, 2019 in the Clubhouse
4. Management Company Search
 - a. Committee to be led by Sylvia Jurgensen
5. Assessment Discussion (Oversight and Communication)
 - a. Due dates of assessment 3/31, 9/1, 1/31/20
 - b. Premier Billing Oversight/Instruction
 - i. Premier has been instructed to set up separate account with oversight by Kristine Perry for assessment funds.
 - ii. Kristine is evaluating other options such as CPA firms to support the assessment fund management.
 - c. Assessment Updates/Communications:
 - i. Considering utilization of the Queens Grant website to post updates. The Rec Board agrees that due to the limitations of Facebook we will not use Facebook for updates.
6. Minutes from 1/19, Special Assessment Vote
 - a. Bonnie Moore to publish, although they will simply capture the vote.
7. Delinquent List
 - a. Premiere is not pro-actively managing the delinquent list
 - b. Kristine to communicate with Morgan at Premier to develop a more pro-active management before further steps are taken with delinquent owners
8. Insurance Expectations
 - a. Ties into Reserve Study which is needed
 - b. Need to evaluate our coverage which will require a committee
9. Meeting Intervals
 - a. Update meetings will be held bi-weekly on Fridays @ 4pm for progress updates, next meeting is Feb 8th.
10. Bulkhead stabilization
 - a. Current Failure: Continuing to erode behind units on Tower Court. Short Term stabilization is needed to ensure the embankment doesn't continue to erode.
 - b. Potentially 10K, reviewing with three vendors before a decision is made.
11. Items "Not Covered"
 - a. Road/Storm water swale repair
 - i. The board is gathering hard estimates from Charles Fisher, Andrew Sanderson and Courtney Stevenson. Gary Ange is leading on behalf of Kim Quinn.
 - b. Playground
 - i. Kristine Perry is going to gather estimates for commercial structures.

- c. Pool Liner
 - i. One estimate for pool liner and two estimates for plaster have been received. A 4th is in progress for a second liner bid. Ron Brown and Victor Santoro leading this effort.
 - ii. What is the comparison of longevity of liner versus plaster? Ron and Victor to provide an update on the 8th with a recommendation based on estimates comparison of liner versus plaster.
- d. Hot Tub
 - i. Victor and Ron also gathering information and will report with recommendations on the hot tub on the 8th.

12. Items Covered

- a. Beach Access and Fences
 - i. Gary Ange (on behalf of Kim Quinn) is obtaining estimates with the contingency that Steve Harrell may be able to work on some of the accesses when/if he returns to QG.
- b. Community Entry Gates and Electrical System
 - i. Billy Sutton obtaining estimates for Gate system in addition to the estimate already received.
- c. Clubhouse
 - i. Sylvia Jurgensen /Kristine Perry/Bonnie Moore to begin design on clubhouse then work to obtain contractor bids. Walk through scheduled the weekend of 2-2-19.
- d. Annual Budget
 - i. Suggestion was made that we change the fiscal year thereby moving to a calendar year from fiscal year. Will be discussed further at the next board meeting.
 - ii. Kristine to work on a 6 month budget.
- e. Ken Darr cell phone
 - i. Contract says phone is to be turned in on 1-25-19.
 - ii. ***MOTION by Ron Brown that we allow Ken Darr to keep his phone through the remainder of his contract, 2nd by Billy Sutton. All in favor, none opposed.***

13. Next Rec Board Meeting: 2-8-19.

14. *MOTION to close meeting, by Bonnie Moore, 2nd by Kim Quinn.*