

QUEENS GRANT RECREATION ASSOCIATION MEETING MINUTES

(MONDAY, JANUARY 23, 2023 8:00 PM VIA ZOOM)

PRESENT: Bill Cilento, Rick Coates, Ron Brown, Sallie Dickinson, Daphne Connor, Brittany Walls, Vikki Rehak (Premier Management)

ABSENT: Ruby Bullard

Quorum was established at 8:01 PM.

Bill Cilento began meeting by talking about officers and their roles. Discussion was had about who had interest in the positions. Bill made a motion to nominate Daphne Connor for Treasurer, it was seconded by Ron Brown. Motion passed 5-0. Bill made a motion to nominate Rick Coates for Secretary, Sallie Seconded. Motion passed 5-0. Bill made a motion to nominate Sallie Dickinson for Vice President, Daphne seconded. Motion passed 5-0. Sallie made a motion to nominate Bill for President, Ron seconded. Motion passed 5-0.

2023 Rec Board Officers

Bill Cilento – President

Sallie Dickinson – Vice President

Rick Coates – Secretary

Daphne Connor – Treasurer

Bill provided an update on operations. Everything seemed to be operating smoothly. \$700 was spent in the WWTP for an updated fecal meter. Previous meter wasn't reading properly and testing showed a minor violation in one monitoring well. Darrell Covington (WWTP Operator) requested meter to better test on our own. Historical Tower on Tower Court has been quick deeded over to Queens Grant Soundside. The Marina has their annual meeting Weds (1/25) and is moving from a declarant BOD to normal HOA. The Marina and Rec Assoc. need to operate seamlessly on a variety of issues.

Vikki and Bill provided an update on year end financials. 2023 finished \$77k in the black and we currently have \$143k in operating. We have barely collected any of Q1 dues because of a computer glitch at Premier. The glitch was recognized, and bills were mailed 1/16/2024. The bills were also posted online that day. There were a variety of reasons for saving...the WWTP and pool operated relatively clean so there were savings in both repair budgets. The largest saving was the rezoning of the clubhouse to a COBRA flood zone, roughly \$21k. Discussion followed with what should happen with the savings.

Sallie made a motion to replenish the \$50k that was borrowed from reserves for operating expenses in the tail end of 2021. Ron seconded. Motion passed 5-0. Bill will email Vikki to start that process and transaction will happen 1/24/2023.

Discussion followed about the additional 22k. The consensus was that sometime in Quarter 1 we would vote to transfer the remainder to Reserves. Reserve balance is currently \$78,256.95 and will increase to \$128,256.95 after initial transfer.

Discussion about delinquencies and clearing them up. Vikki to email delinquent owners over 90 days.

Bill spoke about getting the Hot Tub committee up in running. Ray Rivenbark Jr. had volunteered at the annual meeting to get a group together. Rick Coates volunteered from the board also. Bill will set up a call between Ray and Rick. They then will email community for volunteers. The 2023 budget includes a \$6k infrastructure improvement line. This could be included in it. The objective is three options for that area with the current inground hot tub not being an option.

Boat Trailer recommendations for rules and regs within the community in regard to boat storage, the boat ramp and other boating issues. Most recommendations seem like common sense through discussion but the one trailer per unit regulation was discussed. Mainly deals with a rental unit who would like to store their boat in the owner area. Decision was made to table and have committee chair, Bill Adams, present at next meeting. Regs will be forwarded to the group again for their review. Bill will also get to attorney to make sure of compliance and wording.

Next meeting was set for feb 27 at 8 PM via zoom.

Meeting concluded at 9:14 PM.