

SADDLE RIDGE PROPERTY OWNERS ASSOCIATION
BOARD MEETING
January 13, 2020

Present: Janet Kolarik, Sue DuBois, Robert Smith (Smitty), Alane Wyss, Beth Koella, Connie Evans, Mary Glarner, Keith Kennedy and Judy Pearson.

At 7:11 pm President Janet Kolarik called the meeting to order. Secretary Judy Pearson presented the minute with no corrections. Sue DuBois moved that the minutes be accepted and Alane Wyss seconded the motion. The minutes were approved.

TREASURER'S REPORT – Robert Smith (Smitty)

Smitty sent out the financial report to Board members asking for comments or questions. No one had any so Smitty moved the report be sent out to the membership. Mary Glarner seconded the motion. The motion carried.

Smitty next reported on the cash position for the association. Since we are in such a strong cash position, he suggested that we invest some of our money in Certificates of Deposits (CDs). He suggested that we invest \$5000 each month from January through June in a manner that will eventually give us 12, \$2,500 on-year CDs, one for each month of the year. After a very brief discussion, Smitty made a motion to make these investments, Janet Kolarik seconded, and the motion carried.

COMMITTEE REPORTS:

Architectural Committee – Beth Koella

There have been no applications made. The lot on Christa Trail near the Evans, owned by Rob Carroll, has been sold. The Martinez home is being worked on..

Communication Committee – Mary Glarner

Nothing to report other than a notice will go out announcing the Pot Luck supper in February.

Environment Committee - Alane Wyss

Alane needed input on the sizes of new signs for the trash barn. She quoted costs for signs and laminations. It was decided to use a 24" X 36" signs on main back wall and 18" X 24" signs on the side walls. One smaller sign about 11" X 7" will be used by the cardboard bin giving breakdown directions. All signs will be laminated. Our hope is that the new signs will help with folks following directions on placement of trash.

Alane also spoke with Steve Foster about erecting a shelf and cardboard bin for the trash barn, run power to trash barn, tool shed and the gazebo. He will proceed with these.

Betsy Smith, Firewise Committee Chairperson informed us that a different distribution may be made of the grant we received totaling \$3,300. The division of funds will be:

\$400 Come-a-long
\$500 Danger Fire Sign
\$2400 New tires for the tractor

All monies have to be spent by May 15, 2020.

Events Committee – Connie Evans

Fantastic group of volunteers showed up to put up Christmas decorations and we had many positive responses as to how the gate looked.

Our pot luck supper is being held at Betty Hudgens home at 2155 Journeys End Road on February 27, 2020 at 6:30 pm.

Road Committee – Sue DuBois

Len Hudgens has requested yield signs on both sides of Taylors Ridge where Journeys End intersects. After some discussion it was decided since the Hudgens, now have 4 wheel drive vehicles the ability to stop at Journey's End doesn't create a problem. Also, all homeowners need to remember the speed limit is 20 mph, which lets drivers pay better attention at intersections, driveways, and blind hillsides.

On Wednesday, January 15, 2020 Waters End will be closed for culvert replacement at the dam – weather permitting. Sue drove over all of Saddle Ridge before our meeting tonight checking for any major repairs needed to the roads. Eagle Pass and Elks Point need some work yet and some areas need trimmed back more after the winds brought down trees, but all roads are passable We are under budget for roads right now.

Sue DuBois has received a lot of positive feedback on road work completed.

Equipment Committee – Keith Kennedy

Keith received a complete inventory from Smitty. Lock to the equipment building will be changed to a key lock rather than a combination lock to help control access and care of the equipment.

Members of the committee, Rob Carroll, Steve Foster, Jim Clinansmith, Robert Smith (Smitty) and Keith Kennedy will all have keys to the equipment shed. Property owners may call someone on the committee to check out a piece of equipment to use.

Rear left tire of the tractor has some pretty deep gouges. Jim Clinansmith – our repairman for the tractor has recommended we get new tires Kubota quoted a price of \$3000 for new tires – front and rear with adjustments. With the grant of \$3,300 from the Firewise committee we can use \$2,400 towards the new tires. Sue Dubois moved that we use \$2,400 from the Firewise grant money and \$600 from Saddle Ridge monies to pay for new tires for the tractor. Judy Pearson second the motion. The motion was approved.

Room for storage of the Christmas lights, reindeer, tree and wreath will be created in the equipment shed.

Old Business

The lawsuit addressing developer rights in Saddle Ridge was first postponed until February 8, 2020. It was further delayed until February 18 because of a motion filed by Mr. Burchfield's attorney.

New Business

Road work on East Miller Cove Rd. will be a project done in 2 phases. First phase will be to replace the utility poles between the 2 Loop Road exits that will take 6 to 8 weeks. Then the section between Walland School to 1st Loop Rd exit will take several months. There will be closing at times of East Miller Cove Rd. Monday thru Friday 8-4. It is hoped that at least one lane will be open but there may be times when both lanes will be closed.

Judy Pearson, Secretary stated that two issues came up between October's and January's Board meetings. These issues required discussion and decisions completed with a vote. These need to be in the minutes and it was decided to record them under "New Business" with all the pertinent information. These issues are as follows;

On October 26, 2019 Sue Dubois informed the Saddle Ridge Board that Tyler Farm Equipment in Maryville offered to pick up our broken mower and other old equipment and scrap materials on October 30, 2019 Wednesday morning and auction it off on consignment. Their commission is 10% of the selling price with a \$25 minimum commission fee. A motion was made by Judy Pearson to let Tyler Equipment sell the mower and other unused items found in the barn area. Sue DuBois seconded the motion. The motion carried. This issue was voted on via email on Oct 27, 2019 by the Saddle Ridge Board.

On October 31, 2019, Mike Cook with East Tennessee Forestry emailed Betsy Smith, Firewise Committee Chairperson. He was seeking a permission letter from Saddle Ridge Property owners Association to be able to use our pond at the gate entrance to fill the helicopter bucket to combat wildfires. He would need a permission letter with contact names and phone numbers. Betsy forwarded the email to the Board on November 1, 2019. Janet Kolarik made a motion to give a permission letter to East Tennessee Forestry for the use of the pond. Mary Glarner seconded the motion. This issue was voted on over the next two days via email by the SRPOA Board members and the motion carried.

The next Board meeting is at Judy Pearson home is April 9, 2020 at 6:00 pm.

With no further business Mary Glarner moved to adjourn the meeting, seconded by Connie Evans. The motion carried.