

**SADDLE RIDGE POA BOARD MEETING
JANUARY 12, 2015**

PRESENT: Bob Spista, Robert (Smitty) Smith, Debra James, Darin Suggs, Lynn Hopps, Nancy Cain, Hugh Pearson, Steve Foster, Ann Tedford

GUEST: Mark Denton

President Bob Spista called the Saddle Ridge POA board meeting to order at 7:20 PM at the home of Robert (Smitty) Smith.

Guest Mark Denton, Saddle Ridge property owner, was in attendance as a guest at this meeting. He addressed the board regarding his request to pay POA dues for only one lot instead of the four he currently owns.

Additionally, the board received an email in lieu of board meeting attendance from new property owner Jerry Lichtenwalter. He is also requesting that he only be required to pay HOA dues for one lot instead of the several lots that he currently owns.

Discussion and a decision in response to these requests will be deferred until the next board meeting.

The minutes from the October 20, 2014 Saddle Ridge POA board meeting were reviewed. Steve Foster moved to approve the minutes as submitted. Hugh Pearson seconded, and motion carried.

TREASURER'S REPORT:

Robert (Smitty) Smith distributed this month's financial report for board review. As of December 31, 2014, the POA has a balance of \$42,438.23.

Smitty reported to the board that some of the recurring expenses are being evaluated to determine if there are any ways we can reduce costs without negatively impacting the services received.

Nancy Cain moved to approved/accept the financial report. Hugh Pearson seconded, and motion carried.

PRESIDENT'S REPORT:

President Bob Spista reported that SR resident Betsy Smith will now be maintaining the master list for all SR property owners. Betsy will begin sending out an updated property owner list to board members on a quarterly basis.

COMMITTEE REPORTS:

Architectural Committee – Darin Suggs reported no new requests, however, he will continue to monitor/review any new construction matters.

Beautification Committee – Debra James reported that thirteen residents participated in the November, 2014 Clean Up Day, collecting eleven bags of trash. Additionally, the mailboxes and gate were cleaned, and the flower beds at the entrance were weeded. The next Clean Up Day will be held in March or April, 2015.

Debra reported that there were only three property owners who participated in decorating for the Lighting of the Barn in December, 2014, and only three people showed up for the actual event. Debra suggested posting a sign-up sheet well in advance for next year's date to determine the level of interest and participation.

Hospitality Committee – Ann Tedford reported the Annual Women's Potluck will be held on February 24, 2015. In the event of inclement weather, the event will be postponed to a later date.

Roads Committee – Darin Suggs reported that some needed additional road projects may result in increased costs to the projected budget, however, the Roads Committee will hold costs down for the 2014 – 2015 winter as much as possible.

In regard to roofing repairs needed on the barn, Darin will patch the leaks and then evaluate the best approach for the installation of a new roof.

The fence rails and fence posts at the road entrance into Saddle Ridge are deteriorating and in need of repair. Steve Foster moved to approve the replacement of these fence rails and fence posts. This was seconded by Lynn Hopps, and motion carried.

Communications Committee – Lynn Hopps reported that we will continue to post the SRPOA board meeting minutes to the SR website so that they are available to all property owners.

OLD BUSINESS:

Wetlands Committee – Hugh Pearson advised that we may be in need of an additional dam leveler. He will provide the board with a cost estimate for this project at the next meet in March, 2015.

In regard to the CCR's and By-Laws, the board has determined these to be clear and current. The board is satisfied that there is no need for further review.

The two lots on Oakwood Road owned by the SRPOA were sold, and the closing took place on 12/13/14.

Board Member Elections – Two board members are eligible for re-election at the next annual POA meeting in July, 2015. There will be further discussion at the March, 2015 meeting.

The next board meeting will be held on March, 16, 2015, at the home of Ann Tedford.

There was no further business. Robert (Smitty) Smith moved that the meeting be adjourned. This was seconded by Steve Foster. Motion carried, and the meeting was adjourned at 9:30 PM.

Submitted by Ann Tedford, Recorder