

Spokane RV Resort Owners Association  
Board of Directors Meeting  
Deer Park RV Resort Pavilion  
4PM, 1 September 2020

## MEETING MINUTES

Call to order 1600 hours

All Directors present:

President - Wheat

Vice President - Christopherson

Treasurer - Silagy

Secretary - Evans

At large - Freedman

- Status of 7th amendment recording:
  - As a result of community approval of changes to our Declaration, the 7th amendment is in the Association's attorney's hands as of last Friday awaiting his review prior to recording with Spokane County.
  
- Review of year to date Budget Performance and other related accounting items:
  - Greg Silagy and Jeff Christopherson have been given bank account access.
  - The \$1800 expenditure to answer owner questions concerning Declaration and Bylaw interpretations and an unplanned payment of \$150 for our CPA firm to count and validate our August 2020 voting responses have been paid in August. As a result of these unplanned expenditures, year to date, we are 803 dollars under budget as far as total budget is concerned. Budget performance through August is posted on the web site. Assuming no significant additional unplanned spending, we should finish the year very close to the estimated year-end budget forecast.
  
- ACC - Jeff Christopherson:
  - 3 shed color trim options have been suggested by individual ACC members - BLACK, GREEN, and WHITE. After discussion concerning remaining consistent with current sheds and building amenities in the park, the board voted unanimously to not change the current trim colors for now. It was suggested that further discussion on shed trim colors be held with the owners at next year's annual meeting.

- Comparisons to other RV HOA owner lot improvement restrictions: The Board discussed examples of other owner lot HOA architectural standards that have been mentioned previously in the ACC committee and Board meetings. After Board review of other HOA lot improvement writings, our ACC Guidelines are found to be less restrictive than the examples mentioned.
- After discussion, the Board voted unanimously to establish a 2 year term for all ACC members and to stagger those appointments similar to the to board election positions.
  
- NE Square improvements design alternatives:
  - Fencing - The Board has determined black chain link fencing, 4 feet high with 10-foot centers, pole on top with wire bottom to match the rear property fence, is the preferred option for fencing.
  - Space requirements – the Board will issue at least two alternative design proposals for the expanded dog park for community review.
  - The Board intends to send the dog park proposal options out to the owners after Labor Day weekend.
  
- Other business:
  - Kris Freedman reported that after having the local pool company come evaluate the pool surfaces, it will cost an estimated \$50,000 to repair the pool plaster. He will be submitting the estimate to the G7 board for approval. Refurbishment of the pool surfaces may start as early as this fall.
  - Freedman reported that the upgrades in the resort Wi-Fi will result in an increase from 500mb bandwidth to 2-gigabyte bandwidth in the park. The upgrade has been delayed by availability of certain equipment due to COVID-19 related supplier issues. G7 appreciates owner and guest patience until the upgrade is completed.
  - Freedman reported that G7 is reviewing a proposal to install two pickle ball courts East of the pavilion. The location was chosen because of the close access to the showers/rest rooms and with this location sound will be also be somewhat blocked by structures in the area.

Meeting adjourned at 5:37PM

William C Evans  
Secretary

*P.S. After the Board meeting on September 1, a member/owner requested the Association send out an owner survey regarding a potential black trim shed color. The survey was sent out on September 8.*