

Minutes of the Valley Vista Owners Association
Annual Meeting, July 5, 2014
10:00 a.m. Maggie Valley Methodist Church

The members present gathered to enjoy Bagels, Danish, coffee/ juices etc along with fellowship time

Meeting Called to Order: Rick Elbracht, President

Determination of Quorum

Approval of 2013 minutes

Introduction of New Residents: Josh and Laura Moore

Introduction of Board Members: Dave Parsch, VP; Andy Riley Treasurer; Rich Cook; Merle Kroeplin; John Ogden; Randy Youngs; Ed Bourke. Frank Ward...absent.

SBA Tower Contract: Rick explained the extension of the contract that we signed with SBA.

Report by Dave Parsch, VP.:

WATER: Last year we replaced the concrete tanks at mid-spring---putting in two 1500 gal plastic tanks. We did all the excavating and moving of dirt with our own tractor. (Note...last year the Board approved the purchase of a front end loader and it has been well worth it and will be in the future.) The other good news is that we did not have an assessment for new tanks replacement or front end loader.

This spring the water pump at our main tanks burned out. Merle and I replaced it and also cleaned the main tanks.

We had a water leak in one of our lines that goes to the top tanks. Thanks to Rich, Merle and Rick we eventually found it and repaired it. We hired Bill Messer to do the digging with a backhoe since the line was some 4ft below the road surface.

Roads: We wanted the roads graded and compacted this spring but the individual who has done the work the last couple of years was very busy and could not do them. Hope to have them done later this summer. Merle does most of the grading with our box blade and we try to keep on things especially after heavy rains.

We had a slide at the top by our storage shed. We had estimates ranging from \$12-16,000.00 down to \$7800. and one guy who wanted to do the job by the hour. We then talked with Bill Messer and he agreed to do the job and thanks to Betty Jo Campbell who allowed us to take huge rocks from her pasture (saving us loads of money) which Bill used to build a wall to support the road. Cost: \$800.00

Les Wilkins and his crew continue to trim the road sides from top to bottom once a month and the front entrance twice a month. Last year they trimmed trees that were hanging over the road. Les's crew also blows the leaves and debris out of the ditches several times during the year to try and keep the culverts clean and clear.

We purchased a new spreader to be able to spread calcium chloride on the roads to keep the dust down.

ALERT: No property owner is to dig in the road or ditches or hire someone to dig for whatever reason without prior permission from the Board of Directors. The fiber optics cable is buried in the ditches and road and is extremely expensive to repair. Our water lines are also buried in the road and ditches.

Treasurers Report: Andy Riley

Treasurers report (P&L statement) was distributed showing that total income was \$33,238.40 and expenses of \$28,773.77. Net Income of \$4,464.63 The Board has set aside \$20,000 into an emergency account.

New Construction: Randy Youngs....no report

Renters: Ed Bourke....no report

Right of Way/Gate: John Ogden

The mother board on our gate opener was hit by lightning and was replaced. After our deductible insurance paid the major cost.

Lighting: Rich Cook ...no report

Old Business: Road courtesy....drive slow and if you meet a car---the vehicle coming up the road should back down to a safe area allowing the vehicle coming down to pass.

Association business will continue to be conducted via email unless otherwise requested.

REMINDER TO ALL....SWING WIDE ON THE CURVES...TURNING TOO CLOSE TO THE INSIDE OF THE ROAD CAUSES TIRES TO SPIN THEREFORE CREATING A WASHBOARD AFFECT.

Again, a reminder that if you have dead trees that are close to or hanging over the road please removed them before they cause any damage.

New Business....discussion of various things

Nominating Committee: Susan Youngs. Andy Riley, Rich Cook and Merle Kroeplin's terms were up. The committee re-nominated them. Suzanne Leclair was nominated from the floor. Election results: Andy, Rich and Merle re-elected.

Date of 2015 Annual Meeting: Friday, July 3rd, 10:00 am. Maggie Valley Methodist Church. Continental breakfast serving begins at 9:45 a.m.

(Reminder: If you have a change of address, phone or email please let Andy know at: frandy@mission1.net. Our website is: ValleyVista.us

Adjournment