

# PRESERVE ASSOCIATION BOARD OF DIRECTORS

## REGULAR MEETING

Wednesday, June 12<sup>th</sup>, 2024

6:00 p.m.

## MINUTES

### Resident Forum

**Meeting call to order:** by President, Tim Rush at 6:00 pm

**Present:** Tim Rush, Paul Musegades, Kent Wood, Tara DeCrow, Michael Beukema, Cindy Fuchs (Admin), Scott Anderson (General Manager)

**Absent:** Traci Bartz, Shon Clark, Lisa Hokkanen, Ali Clare

### Agenda approval:

Resolve to approve the agenda for June 12<sup>th</sup>, 2024. Moved by Tara and seconded by Paul.

### Approve Minutes: April 10<sup>th</sup>, 2024.

Resolve to approve the minutes of April 10<sup>th</sup>, 2024. Moved by Tara and seconded by Kent.

**Treasurer Q & A:** Tara will be reviewing pool numbers and will present her findings at a later meeting.

### Investment Committee New Initiative: (Rick, Lee, Tim)

Resolve to approve hiring Wenzel Analytics, a Registered Investment Advisor, to manage the fixed income and high yield portion of The Preserve Reserve Fund Investments. Moved by Tara and seconded by Kent.

### General Manager's Report:

- **Finance:**
  - Dues - 31 people unpaid this year vs 54 last year. Total dues receivable down 33%.
  - Tree Maintenance is \$20k over budget YTD due to EAB.
- **Pool update**
  - Pools are inspected, open and running.
  - Swim Memberships down 32% following two straight record years.
  - Lessons down 15% from last year's record year.
  - Swim lessons, session 1 starting June 17.
  - Pipe repair seems solid. Some water still leaking from the wall in mechanical room.
  - Decking over pipes installed.
- **Grounds update**
  - 30 trees from city are completely planted.
  - 300 seedling trees in process of planting and will be done by the weekend. State reimbursement inspection EOM. Forester will be coming out to confirm work was done.
  - Gardens are cleaned out and growing.
  - Path repaving is complete.
  - RPBCWD grant work is in process along Neill Lake shoreline.
  - Tour scheduled for June 20<sup>th</sup> at 6 pm with WD Board of Managers, public is welcome.
  - Solid crew working the grounds and Bridget is back working when she can.

- **Office update**
  - Ok to start looking for dates to schedule a Wine Tasting for Fall. Looking into beer distributors as well.
- **Summer**
  - Music and Bingo August 9 & 10.
    - Friday Music: Reynold Philipsek and Dan Ferstenou.
    - Saturday BINGO in late afternoon.
    - El Jefe food truck both nights.
    - Needing volunteers to help with Bingo.
  - Plant sale – working with Natural shores.

#### **Election of Officers\***

Nomination of President Michael

Nomination of Vice President Tim

Nomination of Treasurer Tara

Nomination of Secretary Lisa

Nomination of Directors Kent, Paul, Shon, Traci, Ali

Resolve to approve the slate of Officers and Directors as presented.

Moved by Kent and seconded by Paul.

#### **Committee Reports:**

- Design Review- committee has been very active. Tara and Kent approved pilot garden on Preserve property, Scott will set parameters
- Investment- met and discussed benefits of hiring Lee Wenzel to take over and manage investments.
- Landscape- planted all trees purchased from the city. Received 300 seedlings and 100+ are left to plant.
- Event- most recent events have been a success with the blood drive meeting Red Cross quota, clean-up day in the rain with 15 volunteers, pickleball lessons completed and a pickleball league formed.
- Maintenance- Bridge painted, water leaks in outdoor and women's shower being fixed and deck will be painted

#### **Board Discussion:**

- A. HOA Collaboration Meeting is Tuesday, June 25 at 6 pm, barn. Ten Condo/Townhouse HOAs in The Preserve. Preserve Board members invited to attend. Michael volunteered to discuss the Beacon Hill project idea and Tara volunteered to discuss common properties/garden area ideas for The Preserve.
- B. Path inspection to prioritize repairs for 2025.
  - a. Volunteers: Tara, Tim, Kent and Paul
- C. Annual Meeting Review.
  - a. Board discussion/review of the Annual meeting held on May 14, 2024 and recommendation for the next year. Felt the meeting was lightly attended. Suggested having slides and photos next year.

#### **Board Business:**

- A. Signing the Conflict of Interest from board members that attended. Others will be signed at next meeting.
  - a. Explanation of policy
- B. Committee Membership:

- i. Design Review Committee: Michael, Lisa, Traci, John
- ii. Publicity/Activities Committee: Tara, Ali, Cindy, Shon
- iii. Maintenance Committee: Paul, Kent
- iv. Investment Committee: Tim, Rick
- v. Landscape Committee: Paul, Traci, Bridget

Resolve to approve the committee memberships as presented.  
Moved by Tara and seconded by Kent

Adjourn Board Meeting at 8:03 pm moved by Paul seconded by Kent.

**Upcoming Dates:**

June 20<sup>th</sup> Native Garden tour with WD Board of Managers  
June 25<sup>th</sup> Collaborative Meeting with HOA Presidents  
August 9<sup>th</sup> & 10<sup>th</sup> Summer Social  
August 21<sup>st</sup> Beach BBQ

**Next Meeting Date – July 10<sup>th</sup>, 2024 – 6 PM.**

OFFICIAL