

Regular Meeting of the Board of Directors

Date: November 6, 2021

Time: 10 am

Place: RRA Clubhouse

Directors Present: Scott Soble, Louise Lisac, Cheryl Fain, Rory Marshall, Rick Brothers

Directors Absent: Bob McClintock, Nadine Pope

M-1-11-21

A MOTION was made to accept the Oct 2, 2021 Regular Meeting. Moved by Cheryl Fain. Seconded by Rick Brothers. All present approved.

M-2-11-21

A MOTION was made to accept the October Treasurer's Report. Moved by Cheryl Fain. Seconded by Louise Lisac. All present approved.

TREASURER'S REPORT
OCTOBER 2021

Oct Operating Income	\$28,459
Oct Operating Expenditures:	
Expenses: 74,192.50	
Loans: 5,899.50	
Capital Imp 21,210.00	
Oct Expenditures:	- <u>\$101,302</u>
Oct Fund Balance	\$-72,843

Cash:	
Jan – Sept 2021	414,304
Oct. 2021	- <u>72,843</u>
Cash YTD	\$341,461

Cash at End of Period

Cash on hand Dec. 31, 2020	\$395,931
Gain (Loss) this year	<u>\$341,461</u>
Cash on hand Oct 31, 2021	\$737,392

President's Report:

1. Louise is back from her trip.
2. Congratulations to the winners of the November election
3. Have worked on the budget, will be approving it today.

Reports of Standing Committees:

Legal-none

Financial-working on the collections have received some payments from it.

Lake Management-in transition phase, waiting on another report, want to do a fish study. Working on actions for next year.

Lake Safety: Pretty safe this year out there.

RSV-RRA Liaison-discussion of dogs at large, planning and building

Board of Review-none

Building & Facilities: working on planning for new bathrooms at Beach 1 and 2. The new pavilion the community has come up with \$48,000 to fund it.

Administration-Personnel-none

Amenities-discussion on pickleball court, vending machine

Strategic Advisory Committee: analysis of pools

Clubs:

Friends & Neighbors-there will be dinner this month at Springhill.

Fishing Club-have put in 1,000 flat head minnows in Plum Creek Cove. Big fish for October Tim Kalish. Will be raising the dues from \$20 to \$25 next year. Working on planning a handicapped access to the lake. No November meeting.

Volunteer-still working on the boxes for Roaming Rock Blvd.

Community Preparedness-Can the Cruiser on November 13, 2021; you can still take items to the Pasta Oven for the shelves out in the front

EAC-discussion about dredging

Pickleball-can play all winter if no snow-2 hrs before sunset, we have 3 new players

Polar Bear-Thank you to Mindy Fier for all her help.

New Business:

M-3-11-21

A MOTION was made to accept Resolution R1-1121 A RESOLUTION SETTING THE BUDGET FOR THE FISCAL YEAR 2022 AND APPROPRIATING THE MONIES. Moved by Cheryl Fain. Seconded by Rory Marshall. All present approved.

RESOLUTION R1 -1121

A RESOLUTION SETTING THE BUDGET FOR THE FISCAL YEAR 2022 AND APPROPRIATING THE MONIES

WHEREAS, the property and business of RomeRock Association is managed by the Board of Directors, and

WHEREAS, it is necessary to approve said budget and appropriate monies to accomplish this, and

WHEREAS, the Board of Directors desires to approve said budget, and

WHEREAS, the Board of Directors desires to appropriate the monies,

NOW, THEREFORE, BE IT RESOLVED, that the following shall be the budget for the fiscal year of 2022:

Expenses, Capital Imp. &

Long Term Liabilities \$1,529,800.00

BE IT FURTHER RESOLVED, that \$1,529,800.00

be appropriated to implement the budget.

M-4-11-21

A MOTION was made to accept Resolution R2-1121 A RESOLUTION SETTING DOWN ASSESSMENTS RATE FOR FISCAL YEAR OF 2022. Moved by Rick Brothers. Seconded by Louise Lisac. All present approved.

RESOLUTION R2-1121

A RESOLUTION SETTING DOWN ASSESSMENT RATES FOR THE FISCAL YEAR OF 2022.

WHEREAS, the Articles of Incorporation of RomeRock Association, Inc., state that the purpose of the Association is to maintain and improve the facilities and services of the Association, and

WHEREAS, according to the By-Laws of RomeRock Association, these responsibilities are vested in the Board of Directors, and

WHEREAS, ARTICLE II, Sections 5, 6, 7, and 11 of said By-Laws set down assessments to be levied, and

NOW, THEREFORE, BE IT RESOLVED, that the following assessments are in effect for the fiscal year of 2022:

1. Road assessment (Article II, Section 5 of the By-Laws) shall be \$ 254 per lot for a primary house, and \$ 254 per lot for a primary vacant lot, \$ 254 per lot for a non-primary house, and \$ 254 per lot for a non-primary vacant lot.
2. General assessment (Article II, Section 7 of the By-Laws) shall be \$ 492 per member for a primary house, and \$ 492 per member for every non-primary house, and \$ 318 for a primary vacant lot.
3. Capital Improvement Assessment (Article II Section 6 of the By-Laws) shall be \$146 per lot for a primary house, and \$146 per lot for a primary vacant lot, \$146 per lot for a non-primary house, and \$146 per lot for a non-primary vacant lot.

BE IT FURTHER RESOLVED, that Amended Resolution 1-999, relative to the consolidation of lots, shall govern the procedure for the levying of these assessments when these assessments are applied to consolidated lots.

M-5-11-21

A MOTION was made to accept Resolution R3-1121 A RESOLUTION ESTABLISHING LATE FEES FOR DELINQUENT ASSESSMENTS AND DUES ACCOUNTS. Moved by Rory Marshall. Seconded by Rick Brothers. All present approved.

RESOLUTION R3-1121

A RESOLUTION ESTABLISHING LATE FEES FOR DELINQUENT ASSESSMENTS AND DUES ACCOUNTS.

WHEREAS, it is generally accepted business practice to penalize past-due accounts, and

WHEREAS, some members of RomeRock Association are delinquent with their accounts, and

WHEREAS, delinquent accounts place a hardship upon all Association members by a lack of funds to maintain the facilities,

NOW, THEREFORE, BE IT RESOLVED, that the following penalty rate schedule shall be in effect during the fiscal year of 2022 and that these penalties shall be charged once a year in May.

The late fee shall be 10 per cent of the total current year's unpaid balance. (unpaid assessments, charges, annual charge and fees)

M-6-11-21

A MOTION was made to accept Resolution R4-1121 AMENDING THE RULES AND REGULATIONS OF ROMEROCK ASSOCIATION. Moved by Louise Lisac. Seconded by Cheryl Fain.

Resolution R4-1121

A RESOLUTION AMENDING THE RULES AND REGULATIONS OF ROMEROCK ASSOCIATION, INC.

WHEREAS, the Board of Directors of RomeRock Association, Inc. is authorized to establish, enforce, and amend the Rules and Regulations of RomeRock Association, Inc.; and,

WHEREAS, the Board of Directors has determined that certain additions and/or amendments to clarify and update said Rules and Regulations; and,

WHEREAS, the Board of Directors has reviewed and approved by motion certain additions and/or amendments to the Rules and Regulations:

NOW, THEREFORE, BE IT RESOLVED: That the attached additions, deletions and/or amendments to the Rules and Regulations of RomeRock Association, Inc. are hereby adopted; and the subsequent document incorporating said additions and/or amendments shall be the Rules and Regulations of RomeRock Association, Inc.

DISPOSAL OF YARD WASTE RULES

1. Property owners or contractors are prohibited from placing grass clippings, leaves, branches or yard debris of any kind into the lake, ditches, culverts or swales.
2. Dumping on RomeRock lots and other Members vacant lot(s) without permission and on or along road right-of-ways is prohibited.

PENALTIES – FOR THE DISPOSAL OF YARD WASTE RULES

1. Penalties:

- a. First offense - \$ 500 to be paid within 30 days of citation.
 - b. Second offense- \$ 1,000 to be paid within 30 days of citation.
 - c. Third offense - \$ 2,000 and loss of membership rights except for ingress, egress, and the right to vote.
2. Failure to pay the penalty in 30 days shall result in a charge of \$50 the first day of each month and every calendar month thereafter and in addition the board of directors may by majority vote limit membership rights as above.

Letter from property owner regarding purchasing an RL lot.

Member's Comments:

Property Owner #1133-discussion regarding dredging.

Meeting was adjourned at 12:09 PM