



**The Fairways at Fieldcreek Ranch
Board of Directors Meeting
July 21, 2021**

Board Present

Jack Angaran – President
Karin Klove – Vice President
Connie Duncan – Secretary
Norman Kelly – Treasurer (via phone)
Gretchen Swope – Director (absent)

Management

Terri Kenyon – SUPR. CAM
Quita deLeon - CAM

Membership

List on File

1. Call to Order/Roll Call

Board President, Jack Angaran, called the meeting to order at 6:00pm. With four of the of the five Board Members present/via phone a quorum was established. The meeting was held at Wolf Run Country Club.

2. Members Open Forum - Agenda Items

No one wished to speak at this time.

3. Approval of Minutes

Norman Kelly made a motion to approve the April 14, 2021 meeting minutes as written. Jack Angaran seconded the motion. The motion carried with a vote of all in favor.

4. Financial Reports

A. Review of Reports – through June 2020

The Board Treasurer, Norman Kelly, reported that the financials have been received through June 2021. Norman Kelly also stated the operating account balance as of June 30, 2021 is \$105,514.25. The reserve account balance is \$471,641.52. *Karin Klove made a motion to approve the financials through June 30, 2021 subject to the year end audit and review. Norman Kelly seconded the motion. The motion carried with a vote of all in favor.*

B. Review of Bank Statements

The Board received copies of the Bank Statements.

5. New Business

A. Full Reserve Study Draft –

Postponed.

B. Amendment to ARC Rules Including Consideration of Generators & Past Committee Denials.

The Board had an open conversation regarding generators past, current and future generators in the community. *Jack Angaran made a motion to have Gayle Kern, Association Attorney put together an owner survey to allow standby electric generators in the owners lots in the community. Karin Klove seconded the motion. The motion carried with all in favor. Jack Angaran made a motion to change the project submittal form to include a disclosure for similar prior request denial and date section. Karin Klove seconded the motion. The motion carried with all in favor.*

6. **Correspondence**
No Correspondence at this time.
7. **Items to be on Next Agenda**
2022 Budget Adoption, Reserve Study Adoption, ARC Committee.
8. **Executive Session Summary**
Terri Kenyon reported at the last Executive Session the Board approved minutes, the Board discussed violations reviewed delinquencies no action was taken, report on ARC projects.
9. **Membership Open Forum**
No members wished to speak at this time.
10. **Adjournment**
With no further business to discuss at this time, ***Jack Angaran adjourned the meeting at 7:04pm.***

Respectfully Submitted,

Quita deLeon,
Recording Secretary

Connie Duncan,
Board Secretary