



**The Fairways at Fieldcreek Ranch
Board of Directors Meeting
January 19, 2023**

Board Present

Norm Kelly– President
Gretchen Swope – Vice President
Kristi Schaffner – Secretary
Michael Fackelmann– Treasurer
Jeff Houston – Director

Management

Jeannie Redinger– SUPR. CAM

Membership

List on File

1. Call to Order/Roll Call

Board President, Norm Kelly, called the meeting to order at 6:05pm. With all Board Members present a quorum was established. The meeting was held at Raley's on Wedge Parkway.

2. Members Open Forum - Agenda Items

None

3. Approval of Minutes

Kristi Schaffner made a motion to approve the October 20, 2022 meeting minutes as written. Jeff Houston seconded the motion. The motion carried unanimously.

4. Financial Reports

Michael Fackelmann, treasurer, reported that the financials have been received through November 2022. Gretchen Swope made a motion to approve the financials through November 2022 subject to the year-end audit and review. Michael Fackelmann seconded the motion. The motion carried unanimously.

5. Committee Reports

A. Gate & Landscape Committee

Jeff Houston updated the board on the installation of edge pads on the gates and that the chains would be installed next.

B. Road Maintenance Committee

James Pinger informed the board regarding his meeting with 2 asphalt companies and their recommendations. Norm Kelly and James Pinger mentioned to the board that they want to double check the cracks in the road as they felt there more that needed to be addressed.

C. Architectural Committee

James Pinger reviewed the ARC report that he submitted and discussed a couple a concerns that he has regarding a recent submittal that is being reviewed.

6. Unfinished Business

A. Report of Action taken Between Meetings by the Board

None

B. Draft 2020 Audit:

Kristi Schaffner made a motion to accept the 2020 Audit as revised. Gretchen Swope seconded the motion. The motion carried unanimously.

C. 25MPH Compliance Report/Gate Report / March Graphs

The Board reviewed the 25MPH report with the graphs for December 2022.

D. Discussion & Approval of Annual Reserve Study Update

Michael Fackelmann made a motion to accept the Annual Reserve Update as submitted. Jeff Houston seconded the motion. The motion carried unanimously

E. Discussion & Approval of Management Contract

Tabled A motion was made by Kristi Schaffner to give Norm Kelly and Gretchen Swope the authority to review the contract and sign. Jeff Houston seconded the motion. Motion carried unanimously.

7 New Business

A. Discussion & Approval of pf Weed Abatement Letter to Unimproved Lots

Jeff Houston made a motion to send out the latest version of the Weed Abatement Letter to Unimproved Lots. Kristi Schaffner seconded the motion. The motion carried. Michael Fackelmann recused himself.

B. Appoint Road Maintenance Committee Chair

Jeff Houston made a motion to appoint James Pinter as Road Maintenance Chair. Michael Fackelmann seconded the motion. Motion carried unanimously.

C. Committee Member Appointments Confirmation

Jeff Houston made a motion to confirm the following committee members. Gretchen Swope seconded the motion. The motion carried unanimously.

Gate & Landscaping Committee

Connie Duncan
Jeffrey Houston -Board Liaison
Marc Markwell
James Pinger

Architectural Committee

Kathy Angaran
John Evans
James Pinger
Lynn Campbell – Alternate

Website Committee

Jeffrey Houston- Board Liaison
Norm Kelly

D. Appoint Architectural Committee Chair

Gretchen Swope made a motion to appoint Kathi Angaran as Architectural Chair. Kristi Schaffner seconded the motion. The motion carried unanimously.

E. Discussion & Approval for Update/Proposal for Crack Repairs on the Roads

Discussed earlier in the meeting under Road Maintenance Committee.

7. Correspondence

None at this time.

8. Items to be on Next Agenda

Committee Reports
Fire

9. Executive Session Summary

The Board approved the minutes and reviewed the delinquencies.

10. Membership Open Forum

Management Contract
Road Repairs

11. Adjournment

With no further business to discuss at this time, Michael Fackelmann made a motion to adjourn the meeting at 7:23pm Kristi Schaffner seconded the motion. Motion carried unanimously.

Respectfully Submitted,

Jeannie Redinger
Recording Secretary

Kristi Schaffner,
Board Secretary