

Rocky Ridge Properties Owners Association
Notice and Agenda for **Regular Meeting** of the Board of Directors

Meeting Date: **July 13, 2021**

Meeting Time: **1:30 pm California time**

Meeting Location: The meeting will be conducted as a Zoom Meeting. Bill “Yates” Bauder will participate from his office behind the real estate office that is near the Rocky Ridge entrance gate. Association members/homeowners may contact Yates [530-583-1736, or by email to rrpoa@sbcglobal.net] before 11:00 am on **July 12, 2021** to arrange mechanics to participate in the meeting.

Agenda

1. Approval of the minutes of the **May 5, 2021** and **May 11, 2021** Board of Directors Meetings. Drafts of these minutes can be found on the Rocky Ridge website (<http://www.rr-tahoe-com>) under the “Owners” page and the tab entitled “Meeting Minutes”.
2. Report as to the 2021 Board of Directors election (Bruce)
3. Status of amendment to the CC&Rs approved in May 2021
 - a. Recordation and distribution of final amendment document (Curt)
 - b. Additional Assessment due to increase in insurance premiums (Bruce & Laura).
 - c. Status of accounting adjustments required due to the revised allocation of costs (as between the townhome owners and the individual residence owners) as required by the amended CC&Rs (Bruce & Laura)
4. Property Manager’s Report (Yates)
 - a. Maintenance issues
 - b. Discussion as to the intensity of use of the beach property and the kayak racks, and consideration of security steps, including the effectiveness of the new locking gate
 - c. Any other summer operational issues
5. Schedule for procurement of the Association’s next fire insurance policy (Yates and Rich Votaw)
6. Financial Report (Laura and Yates)
 - a. Explanation of the Association’s existing bank accounts and balances
 - b. Review of current year revenues and expenses of Operating and Reserve Funds, relative to budget (as per sec 12.07 of the Bylaws).
 - c. Review of latest account statements from banks where the Operating and Reserve Funds are maintained (as per sec. 12.07 of the Bylaws)
7. Ratification of transfer of \$30,000 from the Real Property account to the Operating account (Laura)
8. Discussion of proposed establishment of air conditioning equipment (per request from Jon Carlson, as owner of Unit 40) (Yates)
9. Future board agenda items.

Schedule for future board of director meetings: September 4, 2021 (9:00 am CA time)