

Kings Forest Community Association
Meeting held on Monday, December 3, 2007

President Howard Pitman brought the meeting to order at 7:30 PM.

Present at the meeting were Howard Pitman, Bob Braun, Mary Ann Burckhardt, Richard Badoian, Christi Peterson, Suzanne Harssema, Joe Burckhardt, Trish Morley, Kevin Morley and Bob Rehak. (Please see list of other attendees.)

The minutes for the November meeting were read and approved with a motion from Mary Ann Burckhardt and Bob Braun.

TREASURER'S REPORT: Bob Braun gave the delinquent report. (See attached report.) There is only one household not paid as of today, and a lien has been put on the property.

(See attached balance sheet.) See highlighted items. We have a total of \$139,672.71 set aside for depreciation. Bob stated we should have at least one year of our operating expenses set aside in the bank.

PUBLIC SAFETY: Richard Badoian said there were no incidents for the last month. Trish Morley asked about the break-ins in Section I. Richard stated he gets the information at the meetings one month after the fact. Suzanne Harssema asked Richard to ask at the next safety meeting if there is a way to get the information out to the residents sooner than one month after the fact.

ACTIVITIES: No report.

MAINTENANCE: Bob Rehak gave his report. There is a tree in Herb Hudson Park that is falling down and this will be addressed. The estimate for maintenance cost is \$2,500 annually. The cost to paint the curbs is \$560.00; the vines on Kingwood Drive will be addressed at the meeting in January.

DEED RESTRICTIONS: Kevin Morley gave his report. There were a dozen homes that had deed restriction violations. He stated that the WoodNote will have a message about the trash problem.

POOL: Christi Peterson gave her report. (See report.)

KSA: No meeting until January.

Wood Note COMMITTEE: Suzanne Harssema stated it was ready and would be out this week.

REVITALIZATION COMMITTEE: Suzanne Harssema asked if the committee could have a separate fund and not be a part of maintenance. Howard said they have no income, but we could put a line item under maintenance as a separate account for revitalization. Kevin Morley made a motion that we create a line item for revitalization separate from maintenance. There was a discussion, and Bob Braun asked if we could wait until new business to discuss this further.

OLD BUSINESS: None

NEW BUSINESS: Bob Braun stated he had received \$600 for the revitalization. He stated there will be a line for them on the budget. Bob Braun made a motion that we take \$10,000 out of the reserved amount and put in a line for revitalization. Mary Ann Burckhardt seconded the motion. There was a discussion. The motion passed with one abstention. Bob Braun made a motion to correct one line item: Kingsway Court Entrance Light budgeted for \$1,000 but we should only need \$400. Richard Badoian seconded the motion. The motion carried.

There being no further business Richard Badoian made the motion that the meeting be adjourned and Mary Ann Burckhardt seconded the motion.

The meeting was adjourned at 9:45 PM.

Our next meeting will be on January 7, 2008 at 7:30 PM.

Respectfully Submitted:
Mary Ann Burckhardt, Secretary
Kings Forest Community Association