

**MINUTES**  
**Rabbit Run Homeowner's Association**  
**Board of Directors Meeting**  
**September 25, 2006**

Board members present: Don Jones, Lisa Lear, Billy Smith, Richard Potts, Bob Simpson and Kelly Stone

Also attending: Jorge Lancho, Susan Lancho, Clare Frost, Maria Gnas, Dan Prevette, Kirk Lear, John Elias, and two residents from Fort Harrods Drive.

Don Jones called the meeting to order at 6:39 p.m.

Minutes

Minutes of the August meeting had already been approved by email and posted to the web site.

Financial Report

Clare presented the financial report. The board discussed collections. Eleven homeowners have participated in the pre-payment of dues, a new offering this year.

Clare shared that our legal counsel has issued a blanket bank search for assets of the individual that owes dues for two properties. She also shared that refinancing has fallen through for the owner of the residence that is currently delinquent in paying RRHA dues.

Board members reviewed other reports and bills to be paid.

Insurance Update

Richard indicated that he had received verbal confirmation of the new insurance policy, which would take effect October 1. *(Since the board meeting, a notice of termination has been signed by Richard Potts and forwarded to our previous insurance carrier. The new policy has been approved and signed.)*

Lawn Care Contracts

The board reviewed the bids submitted for the lawn care contract and moved and approved to award the contract to Sharp Lawn. There was discussion regarding the possibility of separately bidding holiday light storage and installation next year. *(This is currently in the lawn care contract.)*

2006-2007 Budget

The proposed 2006-2007 budget had been sent to all RRHA members well in advance of the board meeting. Board members reviewed the budget, discussed it, then moved and voted to approve the budget for the 2006-2007 fiscal year.

### Election of New Board Members

The board accepted nominations for four vacancies on the board. At the meeting the board elected the following new board members: Maria Gnas, John Elias, Bernie Thompson and Richard Potts. Additional board members for the 2006-2007 fiscal year are Jim Tudor, Lisa Lear, Billy Smith and Kelly Stone.

New board members' terms begin November 1. The new board will elect officers at its November meeting.

### Other business

Jorge reminded the board that RRHA will distribute candy to neighborhood children on Halloween night at the recreation center.

The RRHA will also coordinate a visit with Santa on Sunday, December 3.

Bob Simpson suggested that the board become more involved with coordinating a speakers bureau of sorts for adults in the neighborhood, and asked for board members to send suggestions to him.

The meeting adjourned at 7:40 p.m.