

Rainbow Springs Community Club

P.O. Box 388

Granite Falls, Wa 98252

(360) 691-2683

RSCC/HOA Board of Directors "Workshop" Minutes

Date: July 22, 2020

Workshop call to order by: Marty Schoos at 6:32 PM

Roll Call: Chelsea Baty, Tammy Van Proyen, Marty Schoos, Jacob Bruce, Maelissa Knobel, Kyle Knobel, Jodi Granger

Absent but excused: Sherry Lingle

Public Input: This BOD workshop was called to organize various community happenings and business matters over the last 7 months during the COVID-19 pandemic. State Governor still has an executive order of Phase 2, gatherings are restricted to 10 or less, therefore a public meeting cannot happen at this time. Our regularly scheduled BOD meetings are scheduled the 3rd Wednesday of every month. We, the BOD, attempted a Zoom meeting on July 15, as a practice/trial run to possibly find a way to make meetings public between RSCC BOD and community members. This process did not go smooth enough to get any work accomplished. We decided to re-schedule the Workshop for July 22nd at the RSCC lake park practicing social distancing and requirements mandated by state officials while the nice weather lasts.

New Business and special requests:

Due to the Covid-19 pandemic and state shut-down; in an attempt to keep RSCC HOA business running smoothly, including various community projects, the HOA/BOD has been communicating and voting via e-mail from March-current. These decisions will be reflected and recorded in these workshop minutes. THIS IS NOT AN OFFICIAL HOA/BOARD MEETING, BUT will be posted on the website under July minutes & meetings so that the community is aware that the HOA BOD is making attempts to move forward with topics, which has been challenging. February minutes still need to be reviewed, voted on, and posted to website.

1. Jared Haynes has stepped down as President, and resigned from board in April.
2. Chelsea Baty has stepped down as Secretary, and resigned from board, effective July 31st.
3. Annual meeting has been postponed; BOD is working diligently on finding a way to have the meeting. We have voted to contact our lawyer for advice on the legality of having an annual meeting and regular monthly meetings during this pandemic and business shutdown mandated by the Governor of WA state.
4. voted in favor of purchasing a high-quality weed-eater and attachments to get more work done around RSCC parks and easements.

Last Treasurer report:

Not approved, because dollar amount in question

Unfinished business:

1. Gate is scheduled to be repaired by company end of August/ beginning of September. (BOD recognizes extreme time lapse due to COVID-19 restrictions of company install & limitations)
2. Marty Schoos will be added to the bank account taking Jared's place as signer. Jacob Bruce motions to accept, all in favor


3. Current landscaping company is not performing well. Hiring a new landscaping company contingent on current company's contract. Will be only \$10 more for new company, but more work will be done for roughly \$500 a month. Motion to accept by Chelsea Baty, all in favor.
4. April business follow up- Community voted and BOD tallied the results and counted live on facebook. Results are keeping \$350 dues, keeping Sherry Lingle as Treasurer and money management as Business Operations v.s. hiring a Property Management company.
5. Update on Dam: Dam safety officer needs the emergency road access plan. Will contact lawyer to draw a letter for homeowner to cease and desist the property, so the project can continue.

Action Items:

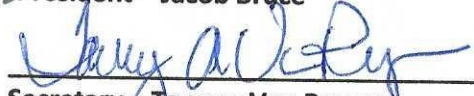
1. Jacob Bruce was voted into President vacancy, Maelissa motions, all in favor
2. Marty Schoos, Maelissa Knobel & Kyle Knobel had BOD terms of service expire as of April 2020. Jacob Bruce appointed and granted 1-year extension of Board of Trustee positions to Marty Schoos, Maelissa Knobel & Kyle Knobel.
3. Marty Schoos was voted into Vice President vacancy, Maelissa motions, all in favor
4. Tammy Van Proyen voted in secretary vacancy- on an interim basis. Jodi Granger and Maelissa Knobel to help with taking minutes. Chelsea motions, all in favor
5. Filing and Processing the Fine schedule: The Courthouse remains closed including all business offices relating to records. Website states and records needing to be filed must be done by mail. Process includes: mailing 2 copies of Fine Schedule, with a business check or money order, a stamped return envelope and sent certified to the courthouse for processing. They will send one processed copy back to us for RSCC records.
6. The use of the port-a-potty is "use at your own risk" to the public during COVID-19 pandemic
7. August work party scheduled for the 22nd. Maelissa in charge of planning and promoting community "Clean- up day". Pizza will be provided and \$50.00 raffle offered.
8. Plans for future meetings will be via Zoom. Maelissa will add a co-host. Community will be on auto-mute and will need to click the raise hand button to speak. (all contingent to what lawyer says. This is a plan in case meetings are required.) There will be a test meeting set a week before the next scheduled meeting to work out the kinks so it goes smooth for community members. Annual meeting could be possible using a conference service paid for by RSCC.
9. Tammy suggested HOA add "mailboxes" beside each homeowners' mailbox – specifically used to deliver a hard copy of RSCC news, updates, and other pertinent information- which could save the community mailing costs, and could provide updated information for those in the community who are not tech savvy and/or not able to go online.
10. Maelissa suggests BOD contact info be added to the new gate PIN pad when the gate is back in operation.
11. Shed was broken into and Jacob fixed it (Thank you).
12. Previous connection to possibly obtain free playground equipment for the park- the owner changed their mind and is no longer available.
13. Marty is in contact with Everett Transit. Need to write a letter asking for 3 bus shelters as a non-profit and email to Marty. Chelsea will write the letter on RSCC letterhead and send to Marty to be forwarded to City of Everett. Need permission from homeowner, or find RSCC property to place it on for the shelter on Rainbow Drive.
14. Paving plan to be tabled for now. Plan to have ready for the year 2021.
15. Gate cameras are still in the planning stage.
16. Jacob brought up renting a brush cutter for desperately unmanaged RSCC vegetation areas.
17. All BOD approved \$20 per homeowner welcome packet to be put together by community member Betsy Weinert.

Workshop Adjourned by: Jodi Granger, seconded by Marty Schoos at: 8:14 pm.
Virtual approval of workshop minutes through email by HOA BOD members with date. (DUP)

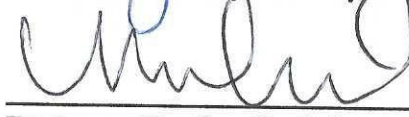
(X= Email confirmation of approval received)



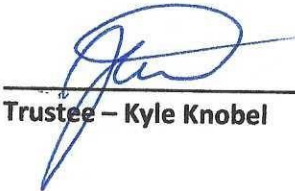
President – Jacob Bruce



Secretary – Tammy Van Proyen

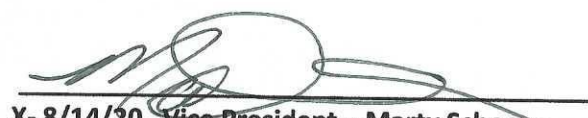


Trustee – Maelissa Knobel

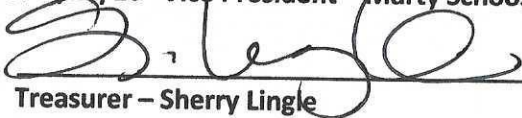


Trustee – Kyle Knobel

Trustee – position open



X- 8/14/20 Vice President – Marty Schoos



Treasurer – Sherry Lingle

NOT AVAILABLE

Trustee – Jodi Granger

Trustee – position open