

EBCC Board Meeting November 14, 2023

Attendance:

Cory Anderson (president), Daria Hansen (financial secretary), Robert Leaverton, Janean Moriarty (secretary), Steve Moutray, Kelly Roberts, John Trimble, Steve Weir.
Community members: John DeArman.

Not in attendance:

Mindy Belhiba-Rovira, Brian Foley (treasurer), Ingrid Obee, Jess Reicks, Lyn Damschen, Matt Hoffman, John Cooper (caretaker), Reese Leabo.

Called to order at 6:03 p.m. by Cory Anderson.

Caretaker Report:

John Cooper was not in attendance. Cory noted that John has not attended the past 4 or 5 board meetings. Jose Ramos completed the clean up of the access road.

Financial Report

Daria Hansen gave the financial report. She re-submitted the 12 owners with high dues balances to the attorney and expects action in the upcoming week. She re-billed the approximately forty owners who have not paid their dues, including late fees. Daria brought up the idea of an emergency fund with discretion to help owners truly in need. A community member volunteered to cover the dues of the member in question. Daria will research the idea of an emergency fund and report back. This may be an agenda item for the annual meeting. Steve Moutray asked what the Misc. Expense of \$1487 on the monthly financials was. Daria thought it was the payment for the new refrigerator for the caretaker's residence. Steve recommended moving that expense to the Caretaker Residence line item.

Brian Foley was not in attendance to offer the treasurer report.

Website / Communications / Newsletter

Website: Robert Leaverton set up back-end access for Ingrid Obee to update the website. It is up to date with minutes and newsletters. Ingrid is using Word Press to develop EBCC's new website. After researching other neighborhood HOA websites, she recommended Vinland Pointe's as a desirable comp. Robert agreed the Vinland Pointe site is a good example of the direction EBCC would like to go. Ingrid specializes in branding and requests deeper conversation with the board about developing an EBCC brand (via email). The board is open to this in the new year.

Facebook: Robert reports that Ingrid has begun as a the EBCC Facebook group moderator. She has removed some Facebook group members who are not community members. Questions arose around if the page is moderated, is EBCC liable of what is posted. The page has always been moderated according to its rules and EBCC membership. A question arose about the new Facebook feature of "Anonymous" posts and their use on the EBCC page. A board member wondered if the moderator can see the "anonymous" poster's identity.

Newsletter: Kelly Roberts will publish the next newsletter mid-December.

Upcoming meetings:

Tuesday, January 9 at 6:00 p.m. Location TBD, tentatively at Jess Reick's house.

The December board meeting is cancelled.

There will not be a holiday party this year due to no Social Director on board and no volunteers to organize this event. No Christmas event since 2019 also factors into this. This will be noted on Facebook, as well as the opening for a Social Director. Anyone interested may contact Cory Anderson.

Adjourned 6:47 p.m.

jlm