

Ridgewood Village Homes Association, Inc.
Minutes of Regular Meeting of Board of Directors
August 27, 2008

- I. The meeting, held at the home of Board President Kathleen Casey, was called to order at 4:04 p.m. by the president, Kathleen Casey. Present were Board Members Kathleen Casey, Paul Clarey, Jerry Thomas, Fran Billars and Les Sitter, as well as Kim Maguire of Premier Property Management LLC.
- II. The minutes of the July 14, 2008 regular meeting of the Board were reviewed and approved as presented.
- III. Homeowners Forum: No homeowners were present.
- IV. Manager's Report: Kim Maguire presented the 7/31/08 Financial Statements and the Accounts Receivable Aging Statement and they were approved by the Board as presented. Kim also presented a proposed budget for the fiscal year 2008-2009. After discussion and slight modification resulting in a balanced budget, the proposed budget was approved for presentation to the Homeowners Annual Meeting on September 18, 2008.
- V. Old Business: Siding: The issue of replacement or repair of siding on all units was again discussed. As was decided at the July Board Meeting, options will be presented to the Homeowners at the annual meeting in September after reviewing the Association's reserve study and obtaining bids for both repair and replacement of siding.
- VI. New Business:
Nominating Committee Report: The Board received the report of the Nominating Committee, consisting of Barbara Miller, Dixie Ruland and Jerry Thomas, recommending the nomination of Paul Clarey for reelection to the Board. Following lengthy discussion, it was moved and seconded that the recommendation of the Nominating Committee be adopted as the recommendation of the Board to the Homeowners Annual Meeting on September 18, 2008, nominating Paul Clarey for reelection to the Board.
- VIII. Next meeting: following the Homeowners Annual Meeting on September 18, 2008, at the Bemis Library.
- IX. The meeting was then adjourned at 5:15 pm.

Les Sitter, Secretary