

CONDO BOARD REPORT

November 6, 2008

Treasurer Alan Wilkinson reported on the Finance committee meeting which is evaluating how much Reserve Fund money should be in one bank considering the FDIC's changing of insurance from \$100,000 to \$250,000 per account. The committee is positioning the funds to draw as much interest as possible. The fund is approximately \$800,000 at this time.

Vice President Gary Robbins made a report for the Infrastructure committee. A meeting was held with SRP to discuss the failed primary electrical cable that runs under the Pickle Ball/Paddle Tennis courts. The fact that such cable was there seems to have been a surprise to all. VO has an agreement with SRP that anytime VO has encroached onto SRP's easement we will pay the difference of the cost to repair. The solution to the problem will likely be to divert a new cable to the south of the Pickle Ball/ Paddle tennis courts. The committee is negotiating with SRP as to the amount we will be paying. SRP has made a survey of all of the transformers in the park and has labeled 66 of them as hazardous. Some of the hazards are easily corrected such as moving propane tanks to another area; however, most are much more complicated. The committee will be discussing with SRP as to how we can arrive at a reasonable method of handling the situation. It is imperative that we get our easements cleared. Fences, cemented back yards and vegetation, etc. need to be removed. Clearing these easements will help demonstrate to SRP that we are acting in good faith and will help in further negotiations with them. And the bottom line is, the easement is not ours to use.

Director Don Bogle informed the Board there will be some changes coming related to the 55 plus rules. Treasurer Alan Wilkinson gave a report for the Insurance Ad Hoc Committee. He said the committee reviewed the coverage and came to the conclusion that outside help was needed to evaluate whether our coverage is adequate. Alan made a motion that the Board allows him to explore the cost of getting such an evaluation. Motion passed.

Jim Raymond, who has been working tirelessly on a Facilities Master Plan, made a presentation on the methods used in the accumulation of the data for developing the plan. The Condo, Social and Planning Boards will be meeting jointly to evaluate this information and arrive at a strategic plan for the future of the park, determine avenues of financing and then submitting their proposals to the people.

Vice President Gary Robbins made a motion to purchase a water softener to be installed in the Community Center. The Board had considered leasing the equipment but after further study it was determined that it was more cost efficient to purchase the equipment. Motion passed.

Director Carol Perkinson presented to the Board two options for a television guide to be added to our TV package. Both packages allow us to have on screen guides. The two packages varied in price and features. Carol also informed the Board that Dish had just that morning had agreed to give us a 30-day free trial of a package they had just developed. The FREE part motivated the Board to give it a try. More information will be forth coming.

General Manager Mary Schmit gave a report on an E-Z pass security system for the front and back gates. There are some very good choices available to increase the security for the park. They are not cheap and the Condo Board will be taking a close look at the options. At this time, no action was taken.

Bob Gordon has retired as editor for the V.O. Voices. Florence Brownridge and Lou Cornelius have graciously agreed to be Co-Editors and Denta Persinger will be publisher. Thanks, Bob, for your service, and welcome Florence, Lou and Denta. It occurred to me that Bob could now run for the Condo Board again, but when I asked him he said he was too old. It looks to me like it is taking three to replace him. What a lame excuse!

Think green, and volunteer to run for the Condo Board.
Gary Robbins VP & Communications