

CLUB RIO HOMEOWNERS ASSOCIATION MEETING
JANUARY 2, 2024

The HOA meeting was called to order at 6:00 p.m. by President Ken Rausch.

ROLL CALL

PRESENT: Ken Rausch, Denny Jameson, Cathy Gildner, Robert Lacob, Kenny Klise, Tom White, Dick Wood and Shelley Chick-Gravel

NOT PRESENT: Tim Webb

Tiffany Najera was absent. Therefore, there was no report from management.

MEETING MINUTES

There being no additions or corrections to the HOA meeting minutes of December 5, 2023, will stand as posted.

TREASURER'S REPORT

Ken Rausch presented the Treasurer's Report for the period ending December 25, 2023, for Dennis Boyd. The report is posted on the bulletin boards at Club Rio, Club Lago, and on the website.

HOA COMMITTEES

HOMEOWNERS COMMITTEE

There has been no response from the state regarding the changes to the prospectus.

NEW RESIDENT COMMITTEE

Patty Tacey introduced new members who arrived from New York, New England, and Florida.

MEMBERSHIP COMMITTEE

There are 328 members of the HOA. New membership tickets will be available soon.

SOCIAL COMMITTEE

Upcoming events include a mystery auction, dance, Superbowl party, The Hacienda 500, and a Jimmy Buffet party.

SUNSHINE COMMITTEE

Get well cards were sent to Paul Morrison, Mike Nardine, Dianne, Impson, and Janis Keyser. Sympathy cards were sent to the families of Judith Cross and Shalace Clubb.

NEW LETTER

Please submit your information as soon as possible.

WEBSITE

Check out the website.

FMO

Ken Rausch presented the FMO report. HOA members are encouraged to support your FMO. There are currently bills being put forward in the legislature that will affect owners of manufactured homes living in a rental community. Contact your representative to support Bill 613. This bill addresses among other things, the requirements relating to live-in health care aides.

UNFINISHED BUSINESS

New speakers have been installed There are also new microphones and an antenna in the wall to improve the quality of sound.

The status of the Prospectus changes was covered by the HOC.

NEW BUSINESS

SUN is beginning to offer a Loyalty Purchase program to potential buyers at Hacienda Del Rio. The program requires the renter, after a period of 2 years, to either buy the home or vacate. This only applies to SUN owned homes.

The HOA 2024 proposed budget was presented. One resident asked for an explanation of some of the items in the budget. The budget was passed with one resident opposed.

The Secretary's Certificate of Delivery of Annual Meeting Notice was read.

A Certificate of Appreciation was presented to John Meyer for his role in the distribution of the newsletter.

The Next BOD Meeting will be January 31, 2024, at Club Rio.

CLUBS

New club presidents must contact Tish Michelson to update the directory.

GARDEN CLUB

The election of officers will be held at the January 10, 2024, and dues will be collected. The speaker will be Natalie Swanson, Program Coordinator at the ED Yarbrough Nature Center. The Garden Club trip will be January 17, leaving from Club Rio at 9:00 a.m.

PICKLE BALL

All interested are encouraged to come out and play.

FISHING AND BOATING CLUB

Our monthly club meeting will be on January 9, 2024, at Club Rio. There will be a guest speaker from the Coast Guard Auxiliary. All residents are invited to attend. The Annual Awards Banquet will be January 13. We are also selling raffle tickets for our monthly drawing. Tickets can be purchased from board members of the Fishing and Boating Clubs and are \$10. Anyone interested in joining the club should contact John Meyer. Dues are \$10 a year.

VETS

Dave Gallant reported that there will be hot dog sales on January 20. Vets meet on 3rd Tuesday at Club Rio at 6:30. The Auxiliary will meet on the 4th Tuesday at 6:30 at Club Lago.

OHIO CLUB

The January 11th meeting will be a planning meeting with a Monthly social January 19th.

NEW YORK CLUB

We will be sponsoring the Jimmy Buffet event February 24, 2024. Tickets will be \$15. Come out and support us.

RED HATS

The next meeting will January 8 at Club Lago and then lunch at McKennas.

HACIENDA DANCE CLUB

Patty Tacy encouraged residents to join the Dance Club. There are upcoming free events. There will be a meet and greet on January 28 to meet the new officers.

SHUFFLEBOARD

Dick Wood encouraged residents to come out and play. New players are encouraged to come.

PENNSYLVANIA CLUB

Diane Smith reported on the December meeting. January 19 will be the next meeting at Club Lago.

SPORTS CLUB

Frank Villegas encouraged residents to come out and join the sports club.

OPEN FORUM

Greg Allen reported that he is offering a free seminar on home inspection and safety. There is a signup sheet on the credenza at Club Rio. The event will take place on Saturday February 3, 2024, at 9:30 a.m. Refreshments will be served.

ELECTION RESULTS

There were 85 votes, quorum required 66. The following were elected as board members:

Ken Rausch
Dick Wood
Cathy Gildner

The new Board went into Executive Session at 7:00 p.m. to elect officers for the upcoming year.

The Board returned from Executive Session at 7:18.

The new officers are:

President: Denny Jameson
First Vice President Tom White
Second Vice President Cathy Gildner.

The Next HOA meeting will be February 5, 2024.

The meeting adjourned at 7:18 p.m.

Respectfully submitted,
Shelley Chick-Gravel, Secretary