

APPROVED September 23, 2017

**Hidden Ridge Resort Condominium Association, Inc.
Board of Directors' Meeting
Saturday, August 19, 2017**

Call to Order - Ron Heim called the meeting to order at 8:35 a.m.

Roll Call - Board members present: Jim Andres, Cheryl Brady, Jim Grondin, Ron Heim and Jim Lincoln. Board members absent: Darrel Smith and Barb Snarski.

Homeowners' Forum - At this time, homeowners were invited to address the Board.

Minutes - Jim L. made a motion, seconded by Jim G., to approve the minutes of the July 22, 2017 meeting as presented.

Committee Reports:

Audit Committee - Jim L reported there are three owners who will serve on this committee. They will hold their first meeting today.

Treasurer's Report - Jim L presented Financial Statements for the month ended July 31, 2017. Expenses were discussed in detail.

Maintenance Report - Jim A reported on the cost of new laundry machines; damage from a shower being left on overnight while running hot water; a suggestion for a childrens' playground; new hot tub timer; broken clock face; bacteria prevention in the pool; resolution of the hill well issues.

UNFINISHED BUSINESS

Annual Meeting Committee - One homeowner has expressed interest in serving.

Annual Meeting Minutes Committee - No interest so far.

Leaf Disposal - The Board continues to research alternatives to the seasonal leaf dumpster.

Park Boundary Survey - This topic is tabled until a future date.

Park Manager - This topic will be tabled until spring 2018, while the Board continues to research options.

Electrical Panels - Jim G continues to obtain quotes from contractors.

North Well Pipe Replacement - Ron is working with DeGroot in Green Bay to come up with an estimate for the job.

Pool Cleaning - Ron talked about our bromine pool sanitizing system, which was put into place in 1989. Since then, all of the Hidden Ridge units have sold, therefore our pool and hot tub have been getting much more use. The chemical and equipment technologies have come a long way over these past 25+ years. Our current system does not easily handle body oils, suntan oils, bug sprays, etc. As bromine is a weak sanitizer, our pools have persistent issues with clouding and water clarity. Chlorine is a more modern and stronger pool sanitizer.

The Board is researching replacing our 25-year old manually-tested and once/daily controlled bromine system with a modern, electronically-tested and continuously-monitored system. Both saline and chlorine systems are being considered. Our current liquid pool cover would continue to work with either new system. Ron will continue to obtain information.

NEW BUSINESS

Construction Request Form Revision - Carried over to next meeting.

Unit Owner Cleanup - Owners need to be reminded to keep their yards and driveways free of old appliances and other unsightly items. The Board will enforce our violation policy where warranted.

Next Meeting Date - The next Board meeting is scheduled for September 23, 2017 at 8:30 a.m. in the clubhouse.

Adjournment - There being no further business, Jim G made a motion, seconded by Jim A, to adjourn the meeting. The meeting was adjourned at 9:40 a.m.

Respectfully submitted,
Barbara Snarski, Secretary