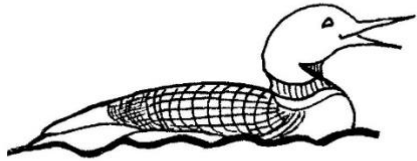
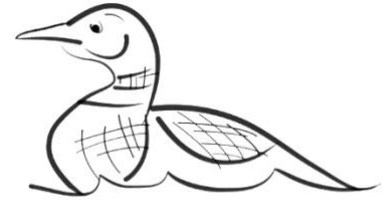


RUM RIDGE ASSOCIATION
A MAINE WOODS COMMUNITY



Sounds of the
Loon



Rum Ridge Board of Directors Meeting

Date: July 9, 2018
Time: 0907 am
Place: 18 Deer Run Road, Rum Ridge, Sheltmire Residence

In attendance:

Jack Sheltmire President
DJ Salmon VP
Peg Wood Treasurer
Bob Ludwig Secretary
Karen Hopkins Board member
Russ Gagnon Board member

Jack Sheltmire, Board President, called the Board meeting to order at 907 am, July 9, 2018.

Prior Board Meeting Minutes

DJ requested that the minutes of the 5-28-18 Board meeting be amended. His motion to approve the work on Lot 32 now includes the additional wording, "subject to meeting the bylaws".

Strategic Road Maintenance Plan

Jack distributed a proposed 2018/2019 budget that was essentially the same as the current year with the exception of additional funding for the Road Maintenance and Improvements line. Cost estimates for work were obtained by Jack and DJ meeting with Mike Theriault Construction. It was recognized that rebuilding all of the roads could not be done at one time but where work began on a road, it would be finished once started. The proposed budget includes 5 road grading's a year, roadside ditching, surface material added and calcium chloride applied. The budget worksheet included a breakdown of the annual work to be performed under the Road Maintenance and Improvement budget line.

Treasurer's Report

On the revenue side, Peg reported that all dues have been paid with the exception of Lot 55 where a partial payment has been received to date.

There is \$6,141 remaining from our current \$34,000 budget, however, additional bills are expected before the end of the month. On July 9th, our checkbook balance, including the \$6,141, is \$10,096.

A discussion followed concerning several budget lines where expenses were somewhat under the amount anticipated while road maintenance expenses would likely be over the budget line. It was decided to move

unexpended line balances to the road maintenance budget line. Total year end expenses would still remain at or below the \$34,000 budget.

A discussion also followed on how best to apply liens and surcharges for late dues payments.

Board Positions

Jack stated that both Peg's and his 3-year term on the Board expire on July 31st. Both Jack and Peg expressed the desire to be re-elected for another 3-year term at the annual meeting.

Jack also indicated that Terry Haines has expressed the desire to be appointed to the Board to fill the remainder of Mike Bushman's 3-year term expiring on 7-31-19. DJ made the motion that was seconded by Karen to appoint Terry to the Board of Directors to fill this opening. 7 yes, 0 no, motion passed.

Lot 21 Status

Jack reported that he met with the Greenville CEO who reported that as of 6-28-18, the lot was in compliance with town requirements.

Email vs First Class Mail Association Notifications

Bob reported that during the past year we have between 12 and 20 lot owners who have not provided email addresses to receive electronic communications from the Board. This adds increased administrative cost and significantly delays the exchange of information to those lot owners. A discussion followed. One thought suggested was that postings on the website and emails would be the only method of communication after some point in the future. No decision was made but the issue would be brought up at the annual meeting.

Use of the Rum Ridge Mailing List

Jack mentioned that the Board had no established policy on requests to use the Rum Ridge mailing list for non Rum Ridge business. The Board believed that some lot owners did not want their personal information to be used for other matters. Therefore, the Board decided to adopt the policy that our mailing list will only be used for Rum Ridge business.

Rum Ridge Website

Jack reported that Board members have been receiving emails under his name that he did not send. His name is being used but being sent under email addresses that are not his. The email addresses of Board members will be removed from the website so that outsiders will find it more difficult to continue this abuse. Rum Ridge members are always welcome to contact Board members by email, phone, or in person.

DJ made a motion to close the meeting, seconded by Russ.
Meeting adjourned at 1227pm.

Respectfully submitted,

Bob Ludwig
Rum Ridge Secretary
rumridge@gmail.com
raludwig184@gmail.com
201-741-1545 cell/text

Attachment-Proposed 2018/19 Budget