

COUNTRYSIDE COMMUNITY CLUB ASSOCIATION

BOARD OF DIRECTORS MEETING MINUTES

Date: July 8, 2025

Time: 6:58 pm

Location: CCCA Recreation Room

CALL TO ORDER:

Dan Ligocki, President(absent)
John Glavin, Secretary

Duane Wilson, Vice President
Jordan Mullaney, Director (absent)

Marc Nover, Treasurer
Holly King, General Manager

APPROVAL OF MINUTES:

The Board reviewed the minutes of May 13, 2025, Board Meeting. John Glavin made a motion to approve the minutes as submitted, was seconded by Duane Wilson and unanimously approved by the Board.

EDWARD JONES QUARTERLY REVIEW:

- Current balance with Edward Jones \$889,84.09, YTD returns on investments \$30,270.76
- 1 CD maturing in September., 5 CD's maturing in 2026.
- Discussion in reference to moving bond funds from conservative to more aggressive investment funds.
- Joe to provide CD rates prior to September board meeting.

MEMBER COMMENTS:

- None

TREASURER REPORT:

May financials were reviewed; Currently there is \$923,685.60 in the bank accounts. May income was \$35,711.05 expenses were \$30,644.12 Delinquencies were \$21,529.71, prepaid were \$43,017.13. 53 Homeowners have not updated their payment amount from \$42 to \$43.

June financials were reviewed; Currently there is \$928,834.84 in the bank accounts. June income was \$47,823.16 expenses were \$42,673.92 Delinquencies were \$22,816.00, prepaid were \$41,919.56. 42 Homeowners have not updated their payment amount from \$42 to \$43. A motion was made by Marc Nover to approve the treasurer report as submitted, was seconded by John Glavin and unanimously approved by the Board.

MANAGEMENT REPORT:

- ✓ The delinquent status reports from Brown Law Group & Smith Wamsley were reviewed, 9 accounts in collections, no accounts sent to collections in June.
- ✓ Had 5 new homeowners in May & 1 in June..
- ✓ Landscapers repaired irrigation leaks.
- ✓ 3 pool lounge chairs were damaged.
- ✓ Pool diving toys & googles are not being returned by members so everyone can enjoy them. At the beginning of July 80% of them are missing.

UNFINISHED BUSINESS:

- A. Membership Dispute, CO343 – No updates to discuss.

NEW BUSINESS:

- A. Labor Day BBQ – Board approved holding the Labor Day BBQ on Monday September 1st.
- B. Legal Request Foreclosure – HOA collection attorney submitted a request to proceed with foreclosure process on a property in collections. A motion was made by Marc Nover to approve the attorney request as submitted, was seconded by Duane Wilson and unanimously approved by the Board.

SET DATE FOR NEXT MEETING

August 12, 2025, at 7:00 pm.

CCCA recreation room.

ADJOURNMENT: 7:22 pm

Submitted by Holly King,

General Manager CCCA