

# COUNTRYSIDE COMMUNITY CLUB ASSOCIATION

## BOARD OF DIRECTORS MEETING MINUTES

Date: December 9, 2025

Time: 7:02 pm

Location: CCCA Recreation Room

### CALL TO ORDER:

Dan Ligocki, President (absent)

Duane Wilson, Vice President

Marc Nover, Treasurer

John Glavin, Secretary

Jordan Mullaney, Director

Holly King, General Manager

### APPROVAL OF MINUTES:

The Board reviewed the minutes of November 11, 2025, Board Meeting. Marc Nover made a motion to approve the minutes as submitted, was seconded by Jordan Mullaney and unanimously approved by the Board.

### MEMBER COMMENTS:

- None

### TREASURER REPORT:

October financials were reviewed; Currently there is \$932,618.93 in the bank accounts. November income was \$36,025.38 expenses were \$38,699.83 Delinquencies were \$23,042.29, prepaid were \$27,077.02. A motion was made by Marc Nover to approve the treasurer report as submitted, was seconded by Jordan Mullaney and unanimously approved by the Board.

### MANAGEMENT REPORT:

- ✓ The delinquent status reports from Brown Law Group & Smith Wamsley were reviewed, 8 accounts in collections, no accounts sent to collections in November, one account paid in November.
- ✓ Had no new homeowner in November.
- ✓ Landscapers repaired 5 irrigation leaks.
- ✓ Coat hooks were installed in gym under radio.
- ✓ Solar lights for park & courtyard ordered & arrived.
- ✓ Food donations dropped off on 11/21 at food bank.

### UNFINISHED BUSINESS:

- Spa Repairs – Spa repairs were completed 11/13, minor touch up need to be done.
- Gas Line Repairs – New gas line was installed to pump room for spa heater on 11/25.

### NEW BUSINESS:

- 2026 Budget – A motion was made by Jordan Mullaney to approve the 2026 budget as submitted, was seconded by Marc Nover and unanimously approved by the Board.
- Water Heaters – Discussion held on converting the gas water heaters in the locker rooms & rec room to electric. A motion was made by Jordan Mullaney to approve converting the water heaters to electric, was seconded by Marc Nover and unanimously approved by the Board.

### SET DATE FOR NEXT MEETING

January 13, 2026, at 7:00 pm.

CCCA recreation room.

### ADJOURNMENT: 7:30 pm

Submitted by Holly King, General Manager CCCA