

Autumn Ridge Community Association

BOARD MEETING MINUTES

6/9/2025 6:00 p.m.

Meeting held at AR Clubhouse



In attendance: Roger Spice, Tom Goff, Bob Gebfert, Randy Dunbar, Sharon Muhn, Susie Rogers, Mo Hire, Stan Hill, Mike McCallister, Kris Hannah,

Residents: John Bertsch, Eric Emley, Kamleih Shah, Kim Routsong, Paula McCallister, Barb Hill

Call to Order: Roger called meeting to order at 6:00pm.

Old Business: Sharon motioned to approve minutes from June. Stan seconded. New emails are up, working, and on website. Kris is still using old email but will begin process to switch to new email. Covenants are still sitting at about 50% of what is needed to pass. Kris to send email to large number of residents who have not responded. Leeper's contract is ending. Barb Hill, a resident and employee with Arbor Farms, offered to help secure bids for new landscaping company.

Business Manager's Report: Kris reported all bills are current and paid. Pool memberships, gate fees, and swim team money is all collected. Landscaping was a big cost but that was to be expected with improvements. Mike asked about moving insurance money over to pool side of budget because the pool is our greatest liability. Randy agreed. Board agreed to put 2/3 of money on pool side and 1/3 stay on association side. Currently at \$198k in cash vs \$126k in 2024.

Committee Reports:

Architectural: Randy reported there have been typical requests, all approved.

Infrastructure: Roger mentioned the south entrance light post needs to be replaced and will cost \$2,000. Street signs have been completed and the residents love them. Sharon continuing to work on signs for mail box numbers which will be the next big job.

Landscape: Trees that have fallen on cart path are not residents' responsibility. It is the responsibility of the county or golf course to remove them. Monster took trees down and is working on ground cover and clean up. Next step will be to remove the stumps and roots, seed the areas that had much do decrease the maintenance needed. HUGE THANK YOU to Bob and Sharon Muhn who have done extra trimming and cleaning of BOTH entrances.

Pool/Tennis: Pool season going well. There are 47 outside memberships sold and it has not impacted pool capacity. One concern was the number of chairs at the pool on busy days. Should there be a rule about 18 and older only on chairs to make room for everyone? Roger to discuss swim lesson concerns with Leah.

Web Page: Up to date. New emails on website.

Newsletter: Nothing to report

Meet and Greet: Mo reported there are two new families in the addition and a few in villas also.

New Business: A resident requested an email about the meetings and also putting sign out sooner so we have time to plan for meetings. One resident came to express her appreciation for the new signs and all the work to beautify the neighborhood. One concern that was brought up is the speed of cars on Barry Knoll Way. The board discussed options to help curb the speeding and help the safety of our streets. A stop sign was discussed. There have been complaints of specific cars speeding up and down the streets and also using maintenance entrance to exit the neighborhood. One resident has reported this activity to the county police. They will send patrol cars through the neighborhood. The golf course considers any use of the maintenance drive as trespassing and will be reported.

Adjournment: Meeting was adjourned at 7:15pm. Randy motioned, Sharon seconded.

Next meeting: Wednesday, August 13 @ 6:00pm – Autumn Ridge Clubhouse