

**Rustic Ridge Association
Board Meeting Minutes**

Monday, August 1, 2022, 10:00 AM

62 Woodruff Way plus
Zoom Teleconference

Attendance – Leesa Campbell, Doug Denise (Zoom), Bob Ziegenhagen, Linda Glover, Margie Conner, Jean Bubriski, Lindsey Lack (Zoom), Pamela Read, Philip Livingston, Lucy Livingston (part time) Bill Ferguson (Zoom), Patricia White, Chris Martin (Zoom).

Minutes - Minutes from the May 25, 2022 Board Meeting were approved unanimously without correction.

Financial Report – The draft 2022-23 Budget was reviewed and approved as proposed without changes. Doug’s draft Budget is attached.

Trish White discussed the potential of asking cottage owners who are not members to pay a Road Maintenance fee that does not also provide Ridge Association membership. Doug provided perspective by noting fees are being paid for 64 of 75 cottages on the Ridge. Several of the remaining 11 are sited on Town roads. Trish agreed to look further into the potential for additional revenue from this group.

The Board agreed that Joe Chromey would be reclassified as an Associate member as he would prefer to pay Associate dues.

Social Report – Jean Bubriski reported this year’s rich variety of social events to general acclaim. The committee successfully motivated and supported a broad range of residents who then created and managed the well-attended events. The Board appreciates the importance of a rich social program to the positive culture of the Ridge.

Roads – Lucy Livingston listed this year’s completed projects, including the extensive rebuilding of the Oak Terrace culvert and a number of less expensive but important improvements involving potholes, mirrors and culvert mapping. Expenditures were under budget in 2021-22 but the balance will be fully used next year when Wood Way will be repaved with macadam or trap rock as will lower Ledge Way and upper Mountain Road. Lucy’s Road Report is attached.

The Town has again rescheduled North Lane’s repaving for “next autumn”. The project is more expensive than usual because of the need for ditch / culvert work to divert water that is currently flowing across the road and onto cottage properties.

The Fire Lane is cleared and is navigable for carefully driven cars. Phil Sherburne and his chain saw were big helps in clearing fallen trees.

Bill Ferguson's Committee – Bill detailed the many steps the Committee took to understand and address the concerns some people had with our Diversity statement. A revised statement is currently on the Ridge website under “Ridge Association”. The Board thanked Bill for his deft handling of a difficult and time-consuming task.

Water Company – Margie Conner reported that the proposal to reform the East Northfield Water Company into a non-profit Grandin Water District is expected to pass in the Massachusetts Legislature.

350th Northfield Anniversary –Margie reported that the committee overseeing Northfield's 350th Anniversary has continued to add many new and exciting events for next year. Notable events will include a performance by the Pioneer Valley Symphony, fireworks, a “Shriners” parade, art exhibit and road races. It is shaping up to be a major program that will interest a broad audience. Details are at Northfield350.org.

Margie recommended that we open some of our cottages to the broader Northfield community as part of the Architectural Tour being planned. She and Jeannie will follow up. She also proposed the Association contribute to the 350th Committee and the Board agreed.

Mary King, secretary of the 350 Year Steering Committee, will be speaking at the Annual meeting.

Nominating Committee – The Board thanked members rotating off the Board: former President Margie Conner, Linda Glover and Lindsey Lack. New Members from the class of 2025 are John Powell and Emilie Collet. Trish White was proposed as President. Searches continue for Memorials Representative and Vice President.

Documentary Film Making – Linda Glover reports that the Documentary Film Committee has completed 13 filmed interviews and has scheduled nine more with at least five others to be scheduled later. The Committee hopes to produce a documentary with the help of Jim Ault that will highlight the positives of Rustic Ridge. The potential also exists to add filmed interviews to our list of audio histories on the Ridge Website.

Donation – The Board recommended to split our 2022-23 donation into \$500 for the Food Pantry and \$500 for the 350th Committee. The Board further recommended that the 2023-24 Board repeat the donation to the 350th Committee in that fiscal year for a total contribution of \$1000. Leesa will write a paragraph to include in the Annual Meeting mailing that notes additional personal contributions can be added to the Ridge donation. At the suggestion of Margie, Leesa will also notify members that we will be collecting personal care items for Ukraine at the Annual meeting.

Adjourn – The meeting was called to close at 11:48 AM

Agenda - Rustic Ridge Assn Board Meeting
Monday, August 1, 2022 10 AM at 62 Woodruff Way

1. Approve Board Minutes from May 2022 Board meeting
2. Treasurer's Report - Doug by phone?
3. Road Report- Lucy
3. Social Report- Jeannie
4. Ferguson Report -
5. Nomination slate - Margie
6. 350th Northfield Anniversary - Margie
7. Charitable contribution- Margie
8. Other Business
9. Adjourn

DRAFT
Approved 2021-2022 and Proposed 2022-2023 Road Budgets

2021-2022 Approved Road Committee Budget, \$7,250

	<u>Proposed</u>	<u>Actual</u>
Oak Terrace culvert replacement	\$3,500	\$3,500
Road Sweeping & Culvert clearing	\$1,200	\$1,530
Biennial Brush hog clearing	\$1,300	\$ 0
Manual trimming Willows, West Lane	\$ 300	\$ 120
Potholes & other road repairs	\$ 600	\$ 400
Culvert markers & "No trucks" sign	\$ 150	\$ 128
New North Lane mirror	\$ 200	\$ 196
Total	\$7,250	\$5,874

2022-2023 Proposed Road Committee Budget, \$12,100

Road sweeping & Culvert clearing	\$ 1,600
Brush hog clearing	\$ 1,500
Manual trimming Willows, West Lane	\$ 400
Wood Way paving	\$ 5,250
Wood Way trap rock ground	\$ 600
Lower Ledge Way paving	\$ 1,000
Upper Mountain Road paving	\$ 1,750
Total 2022-2023	\$12,100

Rustic Ridge Association
2022-23 Budget

Draft 7.28.22

	2020-2021 Actual	2021-2022 Actual	2022-2023 Budget
Starting Cash Balance-August 1	\$28,307	\$33,056	\$33,312
Revenues	\$12,522	\$11,327	\$12,409
Dues - Active Members	\$8,849	\$8,550	\$9,000
Dues - Associate Members	\$1,065	\$1,012	\$1,200
Interest & Misc	\$12	\$9	\$9
Reserve Fund Donations	\$2,596	\$1,756	\$2,200
Expenses	\$7,773	\$11,071	\$18,492
Brush Removal	\$0	\$150	\$400
Community Contribution	\$1,000	\$1,000	\$1,000
Five Acre Property	\$71	\$382	\$300
Flower Garden	\$25	\$195	\$250
Insurance	\$943	\$1,037	\$1,037
Meetings	\$0	\$0	\$200
Miscellaneous	\$9	\$33	\$100
Postage & Printing	\$0	\$0	\$35
Road Maintenance	\$3,615	\$5,874	\$12,100
Seasonal Cottage Watch	\$200	\$200	\$200
Signs	\$20	\$0	\$50
Social Events	\$90	\$500	\$700
State Corporation Tax	\$0	\$0	\$20
Trash Collection	\$1,700	\$1,600	\$1,700
Town/Ridge Liaison	\$100	\$100	\$100
Youth Activities	\$0	\$0	\$200
Web Site	\$0	\$0	\$100
Ending Cash	\$33,056	\$33,312	\$27,229
Beginning Bal + Rev - Exp	33,056	33,312	27,229

Ending cash equals starting cash balance + revenues - expenses. Any difference due to rounding.

FY22-23 Budget (Draft 7.28.22)