

Rustic Ridge Association Board Meeting Minutes
August 1, 2009

1. The meeting was held at Moore Cottage immediately following the annual meeting of the full Rustic Ridge Association. In attendance: Alan Abel, Margie Conner, Adrienne Hawkinson, Elaine Harned, Lucia Powell, Joanna Faraby Walker, Bob Ziegenhagen, and Carol Ziegenhagen

2. Community Contribution

- a) Joanna suggested the Friends of Schell Bridge since we had just heard a presentation by Executive Director Jenny Tufts during the annual meeting. Margie said that she did not think that was the best idea because the community contribution needs to benefit the entire Northfield community - not just a faction. There was general agreement all around.
- b) Adrienne suggested Katie's Kitchen (the local food pantry), which is the organization that received the 2008 community contribution. Although everyone agreed that this is a worthy organization, Bob Ziegenhagen said that we should give to different needs each year in order to further our good reputation. **Action Item: The Board agreed that we would like to organize a drive for the food pantry at next year's annual meeting.**
- c) Adrienne also suggested the Northfield Recreation Commission and passed around a brochure that described its programs. The organization provides recreational activities for the residents of Northfield such as exercise and art classes. **Action Item: The Board agreed that the Rustic Ridge Association will give \$300 of our 2009 community contribution to this organization.**
- d) **Action Item: The Board agreed that the remaining \$375 of our 2009 community contribution will go to Dickinson Memorial Library.**

3. 20 Woodruff Way

- a) Ron White, the possible owner of this cottage, has begun building a driveway, or "curb cut", that appears to be ill-advised and structurally unsound. Northfield Superintendent of Streets & Building Maintenance Tom "Tommy" Walker has approved the construction.
- b) In addition, Alan said that the cottage has no plumbing and has been stripped for its copper piping. The cottage is unoccupied and not being maintained well. Bob suggested that we consult a lawyer for options.
- c) It is unclear whether Ron White or his elderly mother owns the cottage. Alan believes the cottage may have been deeded to Mr. White a couple of years ago. The Board discussed the desirability of speaking to Mr. White about our concerns. Margie said that she has attempted to contact him before. She sent him a certified letter asking him to pay for 1/2 of the expense of having a tree cut down and received no response.
- d) Margie also said that her sister owns the property abutting 20 Woodruff Way and that her sister plans to file a complaint as an individual.

- e) There was discussion about having the Northfield Conservation Commission look into the situation because the curb cut disrupts a stream. However, Bob is hesitant to invite the Conservation Commission up to the Ridge because he is concerned that a spot at the corner of Heath and Spring may be declared a wetland.
- f) **Action Item: The Board agreed that our first step will be Adrienne talking to Northfield Building Inspector Jim Hawkins about the situation.** Bob thinks he will stop the building of the curb cut.

4. Roads

- a) The total road budget for this year is \$6,055. However, Alan needs \$8,000 to complete the first phase of the five year plan that he presented at the annual meeting. Another \$12,000 will need to be committed in the coming years to complete the plan.
- b) Lucia was concerned that if we spend \$8,000 before dues are collected it will cause a cash flow problem.
- c) **Action Item: The Board agreed to increase the line item in this year's budget for roads to \$8,000. 1/2 will be paid to contractor Steve Wiggum up front, and 1/2 when the work is completed.** This will avoid the cash flow problem.
- d) Cottage owners Darius and Faith Toraby use the roads that the Rustic Ridge Association maintains even though they do not belong to the Association or pay dues. **Action Item: Bob wants to send them a bill for road usage. Suggested amount: \$100.** Framing the request as a suggested contribution was discussed, but Bob feels that it will be more effective to simply send an invoice. We cannot force them to pay in any case.

5. Associate Member Drive

- a) The Board wants to do an associate member drive to involve more people from the younger generations in the future of the Rustic Ridge and to earn more revenue.
- b) Katie Young started to lead this effort last year but it is unclear how far she got.
- c) **Action Item: Joanna will contact Katie Young to clarify what she has already done and will either work with her, or alone if necessary, to make sure the drive is executed during the coming year.**