



**HRCAs Board of Directors Meeting**  
**Wednesday, October 11th**  
**3:00PM – Main Dining Room**

1. President Fred Forbes called the meeting to order, established a quorum of Directors and asked all present to silence all cell phones. In addition to President Forbes, Directors in attendance were Bob Moe, Bill Bell, Lorrie Holly and Secretary Don Wirsbinski. Vice President Joanne Schoen attended via conference call and Treasurer Dick DeCoste was absent.
2. Dr. Schoen made a motion to approve the minutes from the June 13, 2017 Board of Directors Meeting which was seconded by Bill Bell and approved by all Directors.
3. The Clubhouse Parking Lot Renovation Project is nearly completed with the exception of landscaping, which due to Hurricane Irma, is a little delayed. As soon as the local nurseries replenish their inventories we will plant the final materials to be in compliance with our permit. The parking lots look great and we are all pleased with the new look and the additional parking spaces gained with this renovation.
4. Our General Manager, Don Huprich, gave an update on the cleanup efforts following Hurricane Irma. We have come a long way in the past month from those days directly following the storm. This has been a challenging summer to say the least, besides the hurricane, we have received over seventy-seven (77) inches of rain in our community since June 1<sup>st</sup>, 2017. This is approximately two (2) feet more than the average for this time of year.

Our first priority after the storm was to make sure that those who stayed on site during the storm was safe and that they remained safe. This included our employees who were also the first responders. Our first survey of the community showed a lot of tree damage, some fascia and soffit repair, minor roof tile damage, and some significant tennis court damage. There was no power throughout the community immediately after the storm and power was not restored to most of our residences until ten (10) days later. Hunters Ridge Blvd. between the Guard Gate and the Activity Center had five power poles down across the road. Many, many trees were uprooted throughout the entire community since we received wind gusts over 100mph during the storm. We do believe a tornado touched down behind the villas on the west side of Marsh Elder Ct.

We are fortunate and blessed to have many dedicated, loyal employees, four in particular. Our sewer plant operator Gerald Scott planned well in advance for this storm. He made sure our generators at the plant and at the lift stations were operational and that he had all the necessary fuel and supplies needed to keep the sewer plant running during the hurricane. This was a tremendous undertaking and Gerald kept the entire plant facility going throughout the hurricane and the days following without any problems. Next, Timmy Harlan, our Director of Maintenance, was onsite immediately after the storm to begin to survey the damages. He was assisted by our mechanics Jesse and Tony Rendon who arrived to help him. They were able to use a front-end loader and chainsaws to begin clearing the streets to make sure our residents could get into and out of the community and that emergency services could respond quickly if needed. The cleanup began immediately and continues to this day. The efforts are ongoing and will probably continue for several months. Our entire maintenance staff, assisted by our common area

maintenance team, Earthworks, has worked extremely hard every day and it definitely shows. We are very lucky to have such dedicated employees, several of whom too were hit very hard by the hurricane. We thank all of them and to show our gratitude, this year's Hunters Ridge Gives Back event will be held in their honor with all money donated going to assist with losses they have all suffered due to the hurricane.

Hunters Ridge member Richard Beane wanted to address the Board and those Hunters Ridge members in attendance. He agreed that we were very fortunate to have such dedicated and valuable employees but wanted to recognize in particular the hard work and leadership shown by our General Manager, Don Huprich. He said that Mr. Huprich was also onsite working side by side and hand in hand with his staff doing whatever was necessary to assist them. He was here every day providing motivation and support wherever he could. Clean up was done by the staff with no distinction as to whether a property was a villa, coach home or a single-family home. The attitude was to just "get the job done". Mr. Huprich was leading by example and should have the respect and gratitude of the entire membership.

We are also very fortunate that our Board President is on the Bonita Springs City Council. President Forbes has been extremely helpful in expediting any requests we have had with the City of Bonita Springs officials in all of our clean-up efforts as well as coordinating work with the FEMA debris removal contractors.

President Forbes mentioned we have had unexpected expenses due to Hurricane Irma which will result in an assessment to our membership. There will be another Board Meeting held in about two weeks, once there is a more precise tabulation of the costs, to further discuss this matter and the possible financial impacts to our membership.

5. President Fred Forbes gave an External Affairs Update. He talked about the pylon sign at the corner of Hunters Ridge Blvd and Bonita Beach Road that was damaged in the hurricane. There are concerns that this sign has been damaged to the extent that it needs to come down before it falls on its own. The owners of the sign have been notified, as well as the local police authorities and the fire department. The owners are obtaining the necessary equipment to safely remove the sign. We are in constant contact with those involved in this removal.

Mr. Forbes also discussed the "dark skies" ordinance as it pertains to those members who are replacing exterior lights that have been damaged due to the hurricane. He is preparing a document to make the ordinance more understandable as to what is required of our homeowners to be in compliance with this ordinance.

6. The meeting was adjourned.