

Minutes of the Organization Meeting
of the Board of Directors of The
Rustic Ridge Homeowners'
Association held at Plum Borough,
Pennsylvania on June 22, 2006 at
7:00 P.M.


Present: David Soboslay, Robbin Simpson-Greenberg, Rina Difrank, Martin Greenberg
and John Grasinger.

Mr. Soboslay presented and read the following Call and Waiver of Notice of Meeting
signed by all the directors:

CALL AND WAIVER OF NOTICE
OF THE
ORGANIZATION MEETING OF THE INITIAL DIRECTORS

We, the undersigned, being all the directors of The Rustic Ridge Homeowners' Association do hereby call and waive notice of the time, place and purpose of the meeting of the initial directors of the Association and do fix the 22nd day of June, 2006 at 7:00 P M., as the time and the offices of Grasinger Homes, Inc, 8035 Saltsburg Road, Plum Borough, Pennsylvania as the place of said meeting

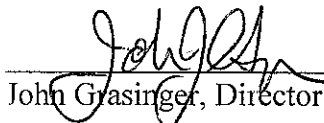
And we do hereby waive all the requirements of the statutes of Pennsylvania as to the notice of this meeting and we do hereby consent to the transaction of such business as may come before said meeting.


David Soboslay, Director


Rina Difrank, Director


Robbin Simpson-Greenberg, Director


Martin Greenberg, Director


John Grasinger, Director

Dated: June 22, 2006

The Chairman stated that all five directors being present, there was a quorum and it was in order to proceed with the business of the meeting

The minutes of the May meeting were reviewed. Mr. Grasinger made the motion to accept the revisions to the minutes and Ms. Simpson-Greenberg seconded. The vote was 5 – 0.

Mr. Grasinger made a motion to approve the cost of \$1344.00 for Director's insurance from E. R. Munroe. Mr. Greenberg seconded. The vote was 5 – 0.

The next order of business was review of the balance sheet. The Board decided to approve the Financial Report with the actual assessment amount received. Mr. Grasinger made the motion and Mr. Soboslay seconded. The vote was 5 – 0.

A motion was made by Ms. Simpson-Greenberg to refund \$90 to the Homeowners at 81 Rustic Ridge Drive due to a double payment and to refund \$10 to the homeowner at 154 Rustic Ridge Drive due to a \$10 overpayment. Mrs. DiFrank seconded. The vote was 5 – 0.

It was decided to send a follow up letter at the end of the month to the few homeowners that still had not paid their annual assessment. The Board would reference the 30, 60, and 90 day deadlines and after 90 days the names would be handed over to the attorney.

There were no new occupancy permits issued

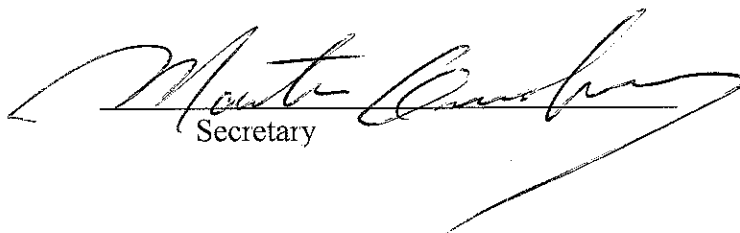
A motion was made by Mr. Greenberg to pay Sebring and Associates 519.50 for attorney's fees for Barbara Greene's court case. Mr. Grasinger seconded. The vote was 5 – 0.

A motion was made by Mrs. DiFrank to approve \$856 for a grass cutting bill from Scampone Landscaping. Ms. Simpson-Greenberg seconded. The vote was 5 – 0.

A motion was made by Mr. Greenberg to reimburse Bonnie Myler \$74.84 and Mrs. DiFrank 348.00 for landscaping costs. Mr. Soboslay seconded. The vote was 5 – 0.

The preparation for the annual audit will begin in the next few weeks. Mr. Greenberg and Ms. Simpson-Greenberg will go to the sign store to review options for the trailhead signs.

With no more business to discuss, the meeting was adjourned. The next meeting was scheduled to be July 11th, 2006 at 7:00.


Secretary