

## **A Brief History of the Rarity Bay Homeowners Organization (RBHOO)**

During the last few months of 2002, there were some issues that concerned many residents. Chief among them was an increase in Country Club dues that some thought excessive. There were also questions being raised about the Community Center proposal (which at that time had not been made public), when new community docks would be constructed, indebtedness to the Developer, the condition of Rarity Bay Parkway, and several other issues. A number of interested residents gathered in early 2003 to decide if any action could or should be taken regarding the various issues. Several subcommittees were formed to explore some of the issues.

At about the same time, the Developer set up a Long Range Financial Planning Committee as part of the Community Association, which addressed very ably the issue of indebtedness to the Developer.

One issue was the need for an organization for homeowners to deal with community issues that would be independent of the developer, Mike Ross. A subcommittee that grew to include 15 residents spent several months drafting bylaws, and in May, 2003, RBHOO was formally organized.

Members of the formative committee were John Biefuss, Jim Busby, Mike Cleverdon, Jim Gecsei, Bill Halama, Donna Leonard, Chuck Moore, Dave Polacsek, Mart Powers, Jack Richard, Cecil Simpson, Art Spease, Dick Teising, Dick Williams, and Brooke Wolf.

Since the founders felt that the issues RBHOO would deal with were primarily of interest to residents rather than investors, the bylaws distinguish between a "Homeowner member" (defined as a property owner who lives here in their own residence, is a landlord of a property they own, or who has a building permit issued and plans to live in the residence) and a "General member" (defined as any other property owner or a tenant). The founders also decided, after much discussion, that a family would have only one vote, regardless of how many lots or units they own.