

Sunset Meadows Board Meeting
Tuesday January 22, 2013
1569 Fethers Loop, Eugene, Oregon

Present; Laurel Hanley, Monica Haaland, Lisa Armstrong, Bill Sielder, Mel Huey, Jacque Crombie and Miriam Satein

Maintenance Report

*There was no report as there is no maintenance manager at this time

Approve Minutes

*The minutes to the December 18, 2013 board meeting were approved as amended.

Treasurer's Report

*The total past due on delinquents has decreased a little.

*It may be possible to file a garnishment on a checking account for a large past due delinquent account

*A foreclosed unit has a renter which presents concerns for the board

*A large payment was made on a delinquency in early January

*No word from Legal Match on an attorney referral for one of the past due delinquencies

Compliance

*No one had voiced a concern

Old Business

*Drainage system was installed at 1482 FL by Rexius

*Water pressure problem at 1428 FL was repaired by 20/20 Construction by replacing the pressure reducing valve

*Tree between 1605 and 1607 Oak Patch will be removed by Tree Pro, along with one of four sweet gums

New Business

*Two siding bids for 1482 FL west wall were evaluated. It was decided to use 20/20 provided the siding can be matched to existing siding.

*Board accepted Tim Patterson's bid to paint older units this July 2013

*Bid on gutter cleaning from Cascade Siding and Roof Restoration was accepted but will ask for clarification on moss removal bid

*Examined pros and cons of fixing existing dishwasher in rental unit or buying a new one. Lisa and Mel will shop for a new dishwasher. Thanks to Mel and Lisa!

*Board questioned changing our maintenance service for a "call as needed" situation versus hiring a new maintenance manager. It was decided that we will ask Brian McBeth from 20/20 Construction to come to our next meeting as we continue to consider how to best serve our maintenance needs

Next Meeting

*We will meet on February 19, 2013 @ 6:30 Miriam Satein's home @ 1617 Oak Patch.

Submitted by Miriam Satein