

SUNSET MEADOWS MEETING MINUTES

Tuesday, December 10, 2019 at 5:30pm. We met at Feters Loop Sandi Patton's home.

Present: Sandi Patton, Mel Huey, Lisa Armstrong, Jane Hackett, and Sara Gore.

The minutes of November 16, 2019 were approved.

Treasurer's Report:

- Delinquency in November 2019 was \$9,480 which is a \$225 increase from October. There was a total of 28 delinquents with 6 of them more than 2 months past due. Two delinquent owners did not make a payment in November despite promises made in phone conversations. Mel will follow up with letters notifying of the Association's intention to file a lien with the County and possible lawsuit.

Compliance:

- The owner of 1432 erected a fence that was blocking the common area. A compliance letter was sent for a first offense. The fence is now moved.

Maintenance:

- RamJack rep arrived to inspect a unit for possible foundation issues but could not, because the owners were not home. Access to the unit's crawl space was necessary to conduct the inspection.
- The board approved Sunset Meadows' contract with Cascade Roofing to clean the gutters and de-moss the roofs of all units. Contracted amount agreed upon is \$5,700.
- The owner of Unit 1468 will be billed to repair holes in siding resulting from an incorrect heat pump duct installation in the side wall instead of the customary back wall. NW Siding sent the bill to Laurel. The board approved a motion to send a bill issued by Sunset Meadows HOA to the owner for the cost of repairs.

Old Business:

- Dave Hubbard volunteered to be the new permanent Secretary starting in January 2020.
- Bear Mountain Landscaping arrived on 12-4-2019. They trimmed big branches across the Sunset Meadows campus and removed a large Birch Tree which had Birch Blight.
- Mel will research prices to buy a battery-operated long arm chain saw to trim smaller branches. This will provide a cost savings for the HOA.

New Business:

- Lighting in Pool. This repair is tabled until pool can be drained and the light inspected.
- North Entrance lights over the SM wooden sign are much brighter. It was cleaned.
- South Mailboxes. Jane mentioned the globe light bulbs turn yellow when burning out. Mel confirmed he will replace the light bulb.

The next HOA meeting, scheduled for January 14, 2020 at 5:30pm.

Minutes respectfully submitted by Sara Gore, Interim Secretary.