

**SUNSET MEADOWS MEETING MINUTES**  
**Wednesday, March 18, 2015, 6:30pm**  
**1569 Fetters Loop (Laurel Hanley's home)**

Present: Laurel Hanley, Mel Huey, Kim Moore, Jacque Crombie, Bill Siedler, Kelley Weinman, and Melissa Cauthon

The new owner of 1619 Oak Patch came to the first part of the meeting to dispute that he owed the HOA dues for the month of February. He bought the unit at an auction January 29<sup>th</sup> and the sale was final on February 2<sup>nd</sup> (the first business day of the month). The board maintains the February dues are still owed.

Approve Minutes: Minutes from February approved.

**Treasurer's Report**

Unpleasant surprise in February, after a significant drop in delinquency in January, delinquency increased \$2,370 in February to a total of \$7,165. It was noticeable that 16 people were 1 month past due and made up the bulk of the new delinquency. In January only 3 people were 1 month past due. February ended on a Saturday and many payments were in the mail. Hopefully this problem corrects with March ending mid-week.

**Compliance Report**

- Melissa had compliance duty for February/March. A notice was served to 1623 for a noise complaint. 1542 was also served a noise complaint due to excessive barking.
- Bill will have compliance duty for March/April.

**Maintenance Report**

- Fred installed a new security light bulb at 1608.
- He also continued the dry rot repair on the cul-de-sac units.
- Fred repaired two gate latches on dumpster enclosures.
- 1546 was treated in the attic space for mold per the inspection report.

**Old Business**

- Abandoned RV on Oak Patch was finally towed away by police after three requests on our part.
- Mel planted dwarf boxwood hedges along the side of the building next to the meadow.
- Evergreen roofing came out for a fourth time and repaired the roof at 1546-1548. Roof will be replaced on that 4-plex this September. Evergreen did not charge for the 4<sup>th</sup> visit.
- Request was received from the homeowner at 1546 regarding mold in the attic space and standing water in the crawl space.
- Information received from attorney regarding change to insurance language in the CC&Rs. Need further clarification from both the attorney and insurance adjustor before the board takes the next steps.

**New Business**

- Real estate agent asked about installing a removable fence at 1484. The board voted against it.

Next meeting is on Wednesday, April 15, 2015, 6:30pm at 1569 Fethers Lp.

Respectfully Submitted by Kelley Weinman, secretary.