

Sunset Meadows Board Meeting
April 24, 2012
1617 Oak Patch Road, Eugene, Oregon

Present: Laurel Hanley, Mel Huey, Monica Haaland, Lisa Armstrong, Bill Sielder, Miriam Satein, and Kim Moore.

Also present was Craig Voris, maintenance manager.

MAINTENANCE REPORT

- Craig fixed a leak from an exposed nail hole in the roof of 1571.
- Tim Patterson of Tim Patterson Painting, Inc. submitted a handwritten bid for \$62,100 for the first phase of painting: 44 units, 1601 through 1638 and 1542 through 1596, plus the restroom. The members discussed having the bid signed by Tim.
- Craig will get an estimate for improvements to the benches in the central grassy area.

APPROVE MINUTES

The minutes to the March 27, 2012, board meeting were approved.

TREASURER'S REPORT

- We had an increase in income of about \$5200, mostly due to lower-than-anticipated expenses.
- The total delinquency is \$13,256, which was an increase of \$930. Besides the regular delinquent residents not paying, the increase was partly due to April 1 falling on a weekend, with many of the residents paying in the first week of the month.

COMPLIANCE

- Unit 1538 had miscellaneous detritus on its front porch. A compliance notice was left and the matter was satisfactorily taken care of.
- The resident of unit 1612 is allowing a dog to run loose. A warning will be given with notice of a possible future fine.
- Lisa is the compliance officer for May.
- Bill will call Dish Network to check on whether the satellite dish at 1482/1484 is operational.

OLD BUSINESS

- A revised satellite policy was unanimously passed by the board. It can be found at http://dl.dropbox.com/u/25308827/DOCS/SATELLITE_DISH_POLICY.pdf.
- The board is looking at options for garbage and recycling services in the hopes of saving money. A representative from Sanipac will be invited to an upcoming meeting. Lane Apex is our present trash and recycling collection service.
- The owner of 1586 Feters Loop informed the board that Farmer's Insurance has decided on an appraiser to represent their interests. We are still waiting on a final decision regarding the water damage in the unit.

NEW BUSINESS

Due to the length of the meeting, no new business was discussed.

NEXT MEETING

The next board meeting will be at 6:30 p.m. on 06/05/12 at Lisa's home, 1561 Feters Loop.

Respectfully submitted,
Kim Moore, cosecretary