

Sunset Meadows Board Meeting  
Wednesday January 15th, 2014 6:30pm  
1544 Feters Loop

Present: Laurel Hanley, Jacque Crombie, Bill Siedler, Mel Huey, Lisa Armstrong, Kelly Weinman and Melissa Nelson

Approve Minutes

~Accepted the minutes from the December meeting.

Treasurer's Report

~Total Delinquency is now \$21,470.26

~Assets are up \$1500 from last month.

~The work Fred is doing is being combined into Common Area Maintenance instead of being a paid employee. His work is primarily labor intensive instead of material expensive, making Common Area Maintenance seem higher than it should be.

--Delinquency Report--

~Increased \$310 in December

~1468- Due to the long standing issue with this unit, the Board decided to accept the delinquent amount in full, less \$500 in previously accrued fees, if the amount is paid in full by February 2nd, 2014 and automatic payment is set up beginning March 2014 and to be kept consistent going forward. Failure to do all mentioned will result in the \$500 fee being re-added to the account.

~1612 is now paid ahead.

Compliance

~No New Issues

~Unit with satellite dish, the dish will be removed now that the resident who was grandfathered into the previous approval is moving out.

~Mel will be on compliance until mid February.

Old Business

~Downspouts, paused for holidays and bad weather

~Dry Rot repairs also paused.

~Dumpsters are being returned from Lane Apex with locks on them. We will start handing out the keys to all residents and get a sign-off so we know everyone has a key before locking starts.

~Gutter Cleaning Bids-

-Evergreen Roofing - \$4780 w/ permanent hooks \$10,585 w/ temporary hooks.

-Cascade - \$3041 one time fee for hooks, plus cleaning

-Custom Window Cleaning - \$5872

-Cedar Tech - \$3712 Unclear about hooks

~Upon clarification of permanent hooks, the board decided to get an official bid from Cascade, and schedule a gutter cleaning as soon as possible.

~Painting schedule

-Dry rot repaired areas are primed and ready to be painted. That painting will be scheduled soon.

-Doors still need to be finished.

~Fred responded to issues at 1472 that were pointed out to the board at time of sale by the home inspector.

#### New Business

~Lighting in common area was addressed. It seems a little excessive, but necessary to maintain a safer environment.

~Fred fixed a lock in the association rental unit in a timely manner, and his quick response was appreciated.

#### Next Meeting

~Next meeting date set for Wednesday February 12th, 2014 at 6:30pm at 1448 (Mel's House)