

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

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

Absent: Bill Siedler

Approve Minutes: Minutes from January approved.

Treasurer's Report

Surprisingly since the last report for November when delinquency was \$6,640, there has been a drop of \$1,845 to total delinquency of \$4,795. This means apart from one large delinquency of \$3,035, remaining delinquency is only \$1,760. A petty problem is that with the \$10 increase in dues, there were 13 people who are \$10 past due.

Compliance Report

- Kim had compliance duty for January/February. A notice was served to 1511 FL for a motorcycle parked along side a car in the covered parking space. A notice was served to 1572 for dog waste behind the unit. There have been no further complaints.
- Melissa will have compliance duty for February/March.

Maintenance Report

- The contract with Rexus was reviewed. The board will make sure they are following the contract and set time frames for tasks such as moss abatement and fertilization.
- Fred rebuilt the fence that had fallen down behind 1617-19 Oak Patch.
- Fred met with Evergreen Roofing on January 20th about the leaking roof at 1548 FL.
- Fred made three repairs as requested by the owner of 1482 FL.
- Fred repaired the lock on the bike cage in front of 1458 FL.
- Fred continues to repair dry rot on the newer units.

Old Business

- Tom McCartney cut down the Sweet Gum tree in front of 1466 FL whose roots were going under the foundation. The fourth and final Sweet Gum (in front of 1472) will be removed in the next fiscal year.
- Tom referred us to a stump grinding company. Laurel met with the owner of Woody's Stump Removal, Doug Hollis. Doug ground the stumps in front of 1460, 1466, and 1470. His service doesn't include removal of chip debris but Rexus removed it at no extra charge to us.
- Gutter cleaning and moss killer application was completed in January by Cascade Siding.
- The roof of 1548 FL is still leaking when it rains. Laurel contacted Evergreen Roofing and is waiting for follow-up.
- Follow up on work needed underneath 1438 per sale inspection.

New Business

- There was a break in at one of the bike cages. The board decided to repair the cage for now but then have a vote in October at the annual meeting re: keeping vs removing the 2 cages.
- Several bikes were removed without authorization by an owner from another bike rack location. It was not known 100% if the bikes were owned or abandoned. The board has a plan of action for tagging and removing potentially abandoned bikes from the property.
- The board has been made aware of the proposed housing project by HACSA and Sponsors on Oak Patch. We don't feel the need to take a stance on it at this time. If any one feels strongly, they may contact HACSA/Sponsors.
- The board received an email from a homeowner re: knobs at the water turn-off boxes and smoking on Sunset Meadows property. The issue is temporarily tabled until we can find someone to do an inspection of the knobs.
- The board will contact Vial Fotheringham to write up the necessary wording for the proposed changes to the CC&Rs re: insurance. Vial Fotheringham is a firm that works solely with HOA law.
- There has been an RV parked on Oak Patch next to the north entrance of Sunset Meadows that appears abandoned. A police report was filed in January. It should be towed away soon.

Next meeting is on Wednesday, March 18, 2015, 6:30pm at 1569 Fethers Lp.

Respectfully Submitted by Kelley Weinman, secretary