Sept 16, 2024

Meeting called to order 6:30 pm – In attendance Cris Entrop, Joanie Davies, Silvia Cooke, Barb Moberg, Julie Summers, Lana and Zibby.

Correspondence received: Letter from homeowner on having RV out in front during hunting season. RV is parked tastefully and it was approved last year so we will approve once again this year.

Received ACC notification from lot #87 Karen Dougherty for approval of new fence, Since they have been in the neighborhood for 30 years, they do know what is approvable – so this has been approved.

Normal monthly bills received.

Board Reports:

· President – Nothing

· VP – Nothing

· Secretary – Approved August Meeting Minutes

· Treasurer – Approved August treasurers report. All dues are paid so in income, only interest. Expenses were power and landscaper and 4th of July expenses. 828.72 for the month.
For the annual meeting, we will have to proposed budget for 2025 prepared to present.

Committee Reports:

· Elections – New ballot was sent to board members and approved for the revision. Asked for at least 3 home owners and discuss options for continuing on our Home Owners Association. A) Management Company, B) Home owners step up or C) Skeleton crew that will pay the bills but hold no meetings, etc.

· ACC – 1 request for Fence which has been approved. Zibby has requested sun block shades – approved.

· Yard of the month: Completed for 2024 – we want to thank Carol / Randy for their time.

· Events Community - Clean up by Silvia – make sure we get this done before the Annual meeting. Some of the trees the branches are growing into the street and need to be trimmed back. We can reach out to the county for blockage and have them notify the homeowner, but first we should request the homeowner take care of it first and see where that takes us.

· Welcome – Lot 66 still needs to be welcomed.

· Safe Streets – nothing

· Rewrite = CCRs and Bylaws – Lana went through and did a new list for the labels that will be used. We need to know how many people are renters in the association so we do not send to those homes. We have asked for the names of the owners and not necessarily the renters.

Board was asked to vote on the re-write committee They are also asking for help and advise on folding / stuffing and delivering the information as well as supplies needed for the printing. Requested 30 mins at the annual meeting and work with Travis on having a lower quorum. We don’t want it to easy for a small group of people to be able to go in and change things on their own – so this is something the association will have to consider. Lana has put together a volunteer form that she would like to have completed and brought back to the meeting. People say they will help and never show up, and we have nothing to show that they volunteered and what for.

We have discussed the reason for a Proxy for homeowners that cannot make the meeting and a few questions came up on people on the deed vs husband and wife – we are going to ask the lawyers to make sure that we do a true proxy.

Old Business – Barb says Joanie was able to get ahold of the non-compliance home owner – 20 days after the letter was delivered, they are going to need another letter – So we will make sure to put that in the hopper.

New Business: No new business

Next board meeting will be 19 Oct and will be the annual board meeting.

Adorned at 7:45 pm