

Sunwest Homeowners Association
Board of Directors Meeting
Monday, February 20th 2012
6:00 pm
325 Conrad Drive

HOA MINUTES

1. Call to Order

- The February Board of Directors meeting was called to order at 6:03PM by Sandy
- Parties present were Board members Michael, Tom, Joe, and Sandy. Kris was unable to attend and arranged to proxy his vote to Sandy.

2. Homeowners Forum

- No homeowners other than Board members were present

3. Ratify Minutes from January 2012 Meeting

- Sandy made a motion to ratify the minutes from the previous meeting, seconded by Joe, approved unanimously

4. Ratify January 2012 Financial Statement

- Budgeted and actual financials for January were in line with each other. Board members reviewed report and shared excitement about a great start to a new year
- Sandy moved to approve January 2012 financials, seconded by Tom, approved unanimously

5. Old Business

Legal Report / Delinquencies

- No updates

Violation Report

- Board members briefly discussed snow removal concerns

Architecture Control Committee Report

- No updates or report

6. New Business

- Board members conversed and voted to write off an unrecoverable account as “bad debt”. Sandy motioned to move forward with “bad debt” write off, seconded by Michael, approved unanimously
- Reviewed and discussed specific violations of a previous settlement agreement. Sandy motioned to proceed with enforcing the initial settlement agreement, seconded by Michael and approved unanimously

7. Adjournment

- Sandy’s motion to adjourn at 6:33 PM was approved.
- The next Board meeting will be held at 325 Conrad Drive at 6:00PM March 19th 2012. MSI will also be in attendance at this Board meeting