

## Sunwest Homeowners Association

### Board of Directors Meeting

Monday, May 21<sup>st</sup> 2012

6:00 pm

325 Conrad Drive

### HOA MINUTES

#### 1. Call to Order

- The May Board of Directors meeting was called to order at 6:01 PM by Michael
- Parties present were Board members: Michael, Kris Tom, Sandy and Joe. Chris from MSI was also present.

#### 2. Homeowners Forum

- No homeowners other than Board members were present.

#### 3. Ratify Minutes from April 2012 Meeting

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

#### 4. Ratify April 2012 Financial Statement

- Sandy moved to approve April 2012 financials, seconded by Kris, approved unanimously.

#### 5. Old Business

##### Legal Report / Delinquencies

- MSI announced 11 previously delinquent accounts were paid and are now current.

##### Architecture Control Committee Report

- Sandy updated board members of an ACC request that was later retracted by the homeowner.

#### 6. New Business

##### Neighborhood Watch Coordinator

- Sunwest HOA Board members discussed the need to refill the position of Neighborhood Watch Coordinator. Sandy motion to appoint Board member Tom as the new Neighborhood Watch Coordinator, seconded by Kris, approved unanimously.

##### Recent vandalism

- Members discussed recent damage to HOA irrigation system on April 27<sup>th</sup> near the Sanders Circle Tot Lot. Though immediate repairs were made, we are still awaiting an invoice to better understand the financial impact for this vandalism. Plans were made to attempt to recoup financial damages, but the Board members also decided to review again if civil legal action were required.

##### Watering to "natural" areas

- While assessing damages from the afore mentioned vandalism, some Board members noticed that the HOA sprinkler system is watering a natural area – defined as ungrouted property left in its natural condition. Michael motioned to turn off sprinklers to that area, seconded by Sandy, approved unanimously.

##### HOA position on builder proposal

- Sunwest HOA's position was requested by a builder wanting to convert land at the intersection of Meller Street and Erie Parkway to medium density housing and proceed building. After brief discussion Michael motioned we use a response letter he and Sandy had drafted stating that Sunwest HOA does not support converting the mentioned property to medium density housing, seconded by Sandy, approved unanimously.

##### Request to extend website access

- HOA board members had a lengthy discussion outlining the pros and cons of various website management control styles. Tom motioned to extend ability to access and update the HOA website to the Secretary, seconded by Kris, 3 of 5 Board members were in favour thus the motion carried.

#### 7. Adjournment

- Tom's motion to adjourn at 7:10 PM was approved.
- The next Board meeting will be held at 325 Conrad Drive at 6:00PM on June 18th 2012.
- The next Board meeting with MSI in attendance will be on August 20th 2012.