

## Sunwest Homeowners Association

### Board of Directors Meeting

Monday, April 15<sup>th</sup> 2013

6:00 pm

325 Conrad Drive

#### BOARD MEETING MINUTES

- **Call to Order**

The April Board of Directors meeting was called to order by Michael at 5:58 p.m.

Members present were Sandy, and Michael. Tom, Kris, and Joe were absent. Tom and Joe gave their proxy votes to Sandy.

- **Homeowners Forum**

No homeowners other than Board members were present.

- **Ratify Minutes from March 18<sup>th</sup> 2013 Meeting**

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

- **Ratify March 2013 Financial Statements**

Sandy moved to approve March 2013 financials, seconded by Michael, approved unanimously.

- **Old Business**

- **Legal Report / Delinquencies**

Board reviewed status of collections activities by HindmanSanchez on three extremely delinquent accounts.

- **CC&R Violations Report**

Mostly trash can violations in March.

- **Architecture Control Committee Report**

Nothing to report.

- **New Business**

- **Vote to Approve Bid by All Phase Landscaping for Common Area Repairs**

A large number of spots around the common areas are showing bare dirt where mulch or bark was blown away by the wind. All Phase bid to cover those bare areas with river rock, and new landscaping fabric where needed, using up to 10 tons of rock, for \$1,250.00. Sandy made a motion to approve the expenditure to accept the bid by All Phase. Seconded by Michael, approved unanimously.

- **Report Progress on Issues Regarding Sunwest North Development**

Sunwest North has now changed all of their advertising signs to say "Sunwest North" instead of "Sunwest". The cooperation by D R Horton, the developer of Sunwest North, is appreciated. Sunwest HOA's attorney sent a letter to the Town of Erie attorney informing him of our legal position regarding the construction of a footbridge across the Leyner Cottonwood ditch onto Sunwest HOA property. If necessary, Board members will meet with Town of Erie representatives to discuss the situation.

- **Adjournment**

Michael's motion to adjourn at 6:30 p.m. was approved.

The next Board meeting will be at 325 Conrad Drive starting at 6:00 p.m. May 20<sup>th</sup> 2013.

The next Board meeting with MSI in attendance will be on May 20<sup>th</sup> 2013.