

Sunwest Homeowners Association

Board of Directors Meeting

Monday, July 15th 2013

6:00 pm

325 Conrad Drive

HOA MINUTES

1. Call to Order

- The June Board of Directors meeting was called to order at 6:02 PM by Michael.
- Parties present were homeowners Barrett and Ale. Additionally Matt from All Phase and Board members Tom, Sandy, Michael, Joe and Kris.
- Sandy made motion to amend agenda to move any All Phase related items to a higher position so Matt from All Phase could leave when done, second by Tom, approved unanimously.

2. Homeowners Forum

- Barrett gave an update on the new private social network site including some statistics and general content type being discussed. To join, visit sunwesterieco.nextdoor.com/join and enter code **KJRZPW**

3. All Phase Related Items (moved up per vote mentioned in Call to Order)

- Matt from All Phase provided proposal for tree trimming in common areas. Matt said he would provide a formal quote to MSI for the Board to review.
- The Board asked if the afore mentioned trimming would be needed if All Phase performed the in-contract quarterly pruning. Matt indicated he would gather the previous pruning records and provide to the Board. The Board agreed to table the discussion until Matt can provide the previous pruning records.
- Matt provided a summary of services and verbal quote of \$632 for sub-contracted exterminators to treat the Sand Wasp infestation at both playgrounds. After brief discussion, Sandy motioned to approve the extermination, seconded by Tom, motion carried with 4 (four) yes and 1 (one) no.

4. Consent Agenda Items

- After a brief overview of previous **meeting minutes, financials and CC&R Violations** (without sharing homeowner addresses), Sandy requested executive session at the end of the meeting so Board members could discuss details, including **delinquent accounts and legal report**, without announcing addresses to non-Board members present.
- Sandy motioned to accept and approve all consent agenda items, seconded by Michael, approved unanimously.

5. Old Business

Architecture Control Committee (ACC) Report

- A brief discussion over recent requests and progress to get all applications reviewed.

New developments about footbridge & Town of Erie

- The Board reviewed previous information about the initial foot bridge to connect Sunwest North to Sunwest near Sanders Circle Totlot. Sandy also provided new findings on a second foot bridge proposed by the Town of Erie as an alternate to first near 291 Sanders Circle.
- During the discussion, some Board members agreed that they would rather have the foot bridge near Sanders Circle Totlot, instead of near 291 Sanders Circle. Tom and Barrett also mentioned that some homeowners on the new social media site had strongly expressed support for a foot bridge.
- Sandy motioned a petition to the association via email proxy vote to allow building on HOA owned property for the foot bridge near the Sanders Circle Totlot, seconded by Michael, approved unanimously.

6. New Business

Block Party Chair Report

- Tom provided a high-level update on what Block Party Volunteers were working on. The block party will be held at Sanders Circle Totlot on August 18th, invitations to be sent as soon as they are ready.
- Tom also provided two Block Party related ACC requests (1. Posting of up to 4 signs to advertise for event, and 2. Approval of possible bouncy castle Block Party Volunteers are working to secure via sponsor, so long as sponsor provides proof of insurance to MSI prior to the event). Both were approved by ACC members.

7. Executive Session

- Board members discussed details of **delinquent accounts and legal report** matters

Sunwest HOA Meeting Minutes Continued

8. Adjournment

- Michael motioned to adjourn and was approved at 6:59 PM.
- The next Board meeting will be held at 325 Conrad Drive at 6:00PM on August 19th 2013.
- The next Board meeting with MSI attending will be August 19th 2013.