

Sunwest Homeowners Association
Annual Meeting
Monday, November 18th 2013
6:00 pm
Lehigh Room, Erie Community Center
HOA MINUTES

1. Call to Order

- The Annual Sunwest HOA meeting was called to order at 6:03PM by Michael.
- Parties present were Board members Joe, Kris, Michael, Sandy, and Tom. Chris from MSI and homeowner Luke was also in attendance. .

2. Homeowners Forum

- Luke had some questions about the protocol of yard signage and general inquiries about the process of subdivision CC&R enforcement.

3. Consent Agenda Items

- Actual 2013 budget is very congruent with 2013 estimated budget.
- Delinquencies were higher than average, but since having run the report Chris (MSI) noted more than ½ have caught up.
- Chris (MSI) mentioned the February Board meeting he is scheduled to attend conflicts with MSI holiday (Presidents Day). The Board agreed he should instead attend the March meeting. Due to outstanding legal questions, the Board also requested the current Attorney from HindmanSanchez attend the March meeting as well.
- Reminder: the HOA violation enforcement moratorium period is over. To view HOA policies, visit sunwest-hoa.org
- HOA Board reviewed MSI contract obligations to documenting violations.
- After brief review of previous minutes, financials, delinquencies, legal report and violations, Sandy made the motion to approve consent agenda items, seconded by Kris, approved unanimously.

4. Old Business

2014 Budget

- Sandy motioned to ratify the 2014 Budget, second by Joe, approved unanimously.

5. New Business

Nominations Committee

- Sandy motioned to keep the Nominating Committee members of Sandy, Michael, and Joe, seconded by Joe, approved unanimously.

Board of Directors Election

- Chris (MSI) tallied votes and announced a unanimous re-election of all 5 Board members from the ballot:
 - Tom Brady
 - Mike Lorenzo
 - Joseph Mellblom
 - Sandalphon
 - Kristaphor Shahinian

6. Adjournment

- Sandy motioned to adjourn and was approved at 6:45 PM.
- The next Board meeting will be held at 325 Conrad Drive at 6:00PM on December 17th 2013.
- The next Board meeting with MSI attending will be March 17th 2014