

Sunwest Homeowners Association
Board of Directors Meeting
Monday, February 17th 2014
6:00 pm
325 Conrad Drive

BOARD MEETING MINUTES

- **Call to Order**
The February Board of Directors meeting was called to order by Kristaphor at 6:00 p.m.
Other members present were Sandy, and Joe. Michael was absent and gave his proxy to Sandy.
- **Homeowners Forum**
No homeowners other than Board members were present.
- **Consent Agenda Items**
After a brief review of the January minutes, financials, delinquencies, legal report and violations, Sandy made the motion to approve the consent agenda items, seconded by Kris, approved unanimously.
- **Old Business**
 - Architecture Control Committee Report**
Joe led a discussion of homeowner concerns about rental properties being leased to convicted criminals. Sunwest HOA cannot require homeowners not to lease to convicted criminals, but we do require all lease agreements to stipulate the tenants must obey the CC&Rs and Rules and Regulations. Landlords are financially responsible for any damages to the HOA that are caused by the tenants. Landlords are required to provide copies of their current lease agreements to the HOA.
- **New Business**
 - Vote to Approve Updated Rules and Regulations Document**
The old Rules and Regulations document was out of compliance with our current policies and procedures, so a new document was prepared. Sandy made the motion to approve the updated Rules and Regulations document, seconded by Kris, approved unanimously.
- **Adjournment**
Kristaphor's motion to adjourn at 6:26 p.m. was approved.
The next Board meeting will be on March 17th, 2014.
The next Board meeting with MSI in attendance will be on March 17th, 2014.