

HOA Board Meeting- November 16, 2017

Should short-term rentals be on the ballot? How should it be worded?

Give for and Against Reasons- Utah Clean Air Act??

No volunteers for new board member yet

Get ballots ready for January- Braun will put another section in the newsletter

Each person needs to come up with a couple of people to reach out and ask them to be on the board

Benefits for being on the board:

You are in the know, experience, we have one investor, one homeowner, - Need a 3rd person

Fence repair update: Vic talked to the original fence company who installed it

Waiting to hear back from fence company, owner is out of the country- signed contract

Vic is talking to different insurance companies to see if we can get the insurance to cover it

Maybe file and errors and emissions claim

Pet Stuff- supplies came in- there are 100

Need to get swab from the mouth,

Letter- Vic will write it up

Small fee to cover costs

Bigger fee if you don't comply

Maybe have a vet onsite to give them an incentive

Handicapped stencil- Need good weather, or wait until Spring

Maintenance crew- Moving forward Submit jobs to be done, how much time and money to repair, & board approval

Budget- P&L update

Braun has newsletter outline ready- Doggie, garbage, parking?

Braun wants to know if parking is an issue or not before we make a decision

RV Parking gate has been open for weeks- automated closing? Very costly

RV Parking Waiver- you are parking here at your risk, month to month fee- Amber will type up

Braun will send newsletter draft by Monday

Limit the maintenance crew- Look at the budget \$500 per month?

Ballot items- 25 foot in Utah Clean Air Act for no smoking- let the homeowners vote, do we allow smokers? The signs are already up-

Here are some items that have come up- here are the pros and cons- the board can't have an opinion either way- they will vote in January

Winter Prep- Salt okay uncovered, store in trailer, by the hour? Estimate- Amber will get bid

Maurice will get the dumpster signs ordered

Parking decision-

Have Clifford count parking spaces-Amber

Can we boot vehicles? Amber will try to find a company that will tow vehicles when needed

Vic will call Troy about spa fan

Pool Table- Fix up, sell it?

Amber emailed Clubhouse cleaning list- Board will review

Maybe have a clubhouse reservation check list- on your honor code or have someone inspect after?

Owner vs investor- we are right at about 50%. Do we need to put a cap on units that can be rented so units can be sold and closed with certain loans- Amber will call mortgage company for more info

FHA reserve- Can't get approval until we build the reserve account

Reserves have to be set aside every month- it's Not a savings account

Reserve account items- need to come from Reserve account with 2 signatures