

SSSFHOA Board of Trustee Meeting Minutes June 4, 2013

The meeting was called to order at 6:33pm with Members Dwight Hibdon, Gary Milkis, Steven Fassett, Robin Bailey, Ed Cody. Also present Lynn Cier, Bill Noland and Dan Acunas

Apr 2013 meeting minutes were approved.

New Board of Trustee Member Status:

The Board currently has 6 members short by one of the suggested 7 member Board. Dan Acunas was present and has agreed to join the Architectural Committee.

Budget Report – Lynn Cier

About 45 people have yet to pay dues. Reminders will be sent out in the next few weeks.

CC&R Committee Report

A few reminders were discussed. Basketball hoops are allowed on driveways both fixed and portable. Trampolines can exist in backyards. Sheds are allowed in backyards. Lawns need to be maintained and free of tall weeds.

1. The property at 1473 Meadows Connection has a lawn in disrepair and also appliances in the driveway. The owners will be notified.
2. The property at 1461 Fletcher Court has a lawn in disrepair and many weeds. The owners will be notified.
3. The property at 4977 East Meadows has a fort in the backyard which is taller than 8 feet. The Committee will investigate whether this structure is in violation of county codes due to its size. There is also a wheelbarrow and skateboard ramp in the driveway and lumber with a blue tarp.

Architectural Committee Report

Ed Cody brought in a sample of a composite deck material that he wants to use for both his deck and railings. The Committee votes to approve a variance to use these materials and will consider rewriting the Architectural rules to include composite materials for decks and railings.

Underground Drain Committee Report

Drains were cleaned in April and water appears to be flowing well. A property at 1394 Meadows Connection has recently planted trees along a fence line that is within the 8 ft. easement above the underground drain. Dwight Hibdon has spoken to the owner who believes the trees are outside the 8 foot easement. The Committee will survey this property.

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HOA Property Manager search

The search for a property manager continues.

Masters Association News

1. The lakes have some aerators that are not working.
2. There has been kids throwing rocks into the little lake where the new dam has been constructed. A letter will go out to homeowners along the dam to remind them not to do so.
3. There is a question on the title ownership of the tennis courts.
4. The Masters are rewriting by-laws.

Change to By-Laws regarding size of Board of Trustees

Former President Tracey Douthett drafted language to amend the by-laws on February 5, 2013 to reduce the minimum Board size from 7 to 5 members. A motion was passed to reflect this change.

New Business

The Summer Picnic has not been planned and may be postponed this year.

Meeting adjourned at 7:30pm.

The next Board meeting will take place on July 2 at 6:30pm