

SunLand Owners Association
Board of Directors Meeting
August 16, 2016
The Gathering Place

The meeting was called to order at 10:07 a.m. by Randy Skoglund, President.

In attendance were: Fred Smith
Tom Merrill
Jennifer Sweeney
Ken Larson
Frank Shimek
Bobbie Piety
Excused: Steve Loska
Absent: Phil Merlin

Guests: Chet & Pamela Reynolds, David Jelin, Greg & Helen MacDonald

15-Minute Open Comment Period

David Jelin suggested that the “Yoga” sandwich board near the driving range was an advertisement for business and should be moved closer to the building or removed. Mr. Smith will look into it.

Mrs. Sweeney read the minutes of July 19th, which were approved.

President’s Report:

Mr. Skoglund stated that the current Board of Directors was an energetic and diverse group, and he thanked everyone for their hard work. He pointed out that Ken Larson had worked especially hard on the proposed revisions to the CC&Rs and Bylaws.

He felt that the reason so few people attend the Board meetings was because they were comfortable with the Board and what has been accomplished. One of his goals was to promote more participation from the membership and interest in running for positions on the Board.

Treasurer’s Report:

Mrs. Sweeney stated that SLOA was at 57.5% of its expense budget for the year. Departments that are running high are office services, professional services and the SLOA Center. The swimming pool is almost exactly on budget which is an accomplishment this time of year.

As of August 15th SLOA had \$167,000 in the operating account. She expects that there will be approximately \$88,000 in expenses for the year. SLOA will need to decide whether to add to the contingency fund, which is currently at \$4,400.

Office Manager's Report:

Celeste reported that the locksmith with the code to the RV Storage and Tennis Court keys was not being responsive, and she was running out of available keys. There was some discussion about whether to change the locks or install a different type of entry system. Mr. Smith and Mr. Larson will look into the situation.

Celeste read a card from Monica Ostrom, who thanked the Board for purchasing Lot 207, and distributed invitations to the annual block party held there.

Two liens had been satisfied.

Committee Reports

Architectural: Mr. Smith reported that many applications had been approved and one fence was denied due to location on the golf course.

R.V. Storage: Mr. Larson stated that the R.V. resident, Dick Boyd, repaired the gate for about \$40, and that SLOA is running out of space to store large vehicles.

Recreation: Mr. Smith reported that the County Health Department recently inspected the pool and gave it a perfect score. The fence will be sealed rather than painted to keep the natural wood appearance.

Security: Mr. Skoglund asked if there was someone who could test the battery pack charger for the speed signs. Ms. Piety will do so.

Landscaping: Mr. Shimek stated that he would be looking for volunteers to help clean up properties where the owner is unable to do so. He will put out a "Let's Communicate" notice. There was discussion about whether the landscape chair can approve the removal of a dead tree. Tree removal should always be approved by the Architectural Committee.

Greenbelts: No report.

Communications and Grievance: No report.

Rental Coordinator: Ms. Piety reported receiving a complaint about a yapping dog, but the tenant at the rental at which the dog supposedly resided no longer had a dog.

The owner of a rental on Fairway Place had not requested a grievance hearing about the \$500 fine prior to the deadline. The fine will stand.

Nominating: No report.

Scholarship Committee: It was suggested that the recipients of the scholarships be invited to the annual meeting. Mr. Skoglund will contact the committee.

Old Business:

The Board discussed the proposed changes to the CC&Rs, and would be holding a question and answer period that evening.

Mr. Smith stated that Real Management appeared to be a better company than Blue Mountain, but that he could find no driving reason to hire an outside firm to handle SLOA's financials. The subject was tabled until the upcoming Board has had a chance to review the options.

New Business:

Rule changes regarding solar panels and outside burning will be discussed at the next meeting.

15-Minute Open Comment Period:

Mr. Jelin asked whether the changes to the CC&Rs made after copies had been mailed to all homeowners would be sent out via email. The answer was yes.

The meeting adjourned at 11:53 a.m.