

## September 18 Annual Membership Meeting

Mike Gawley is not present

- Ken reminds the members of the association there will be a commentary period at the end of the meeting.
- Association members are reminded that SLOA did abide by Corporation and Association laws regarding the notification of the annual membership meeting.
- **Motion to approve all corrections made at previous membership meeting.**  
**Second, all members present approve.**
- Report of officers:
  - President Ken Larson: Much volunteer work went into reorganizing the office. Something was discovered that resulted in termination of an office staff member. Our attorney was contacted due to the nature of what was discovered. Action taken was to file a claim with our insurance company and file a report with the sheriff department. No further comments will be made on this case. We hired a second full time office staff. We received order from the supreme court to revert back to original governing documents, a committee was made to review the 1971 CC&R's and bring current documents into accordance. We have admitted into the By-Law's a harassment policy. The board has authority to remove its members upon violation of the harassment policy. Changes were made to the pet Rules and Regulations, and RV lot Rules and Regulations, and Officers Rules and Regulations among others. Estate and Garage sales are now to enforce one side parking on the streets for safety. The members of the association are reminded that our office staff are very busy, do not go to them to solve your problems, they can solve some, but it is up to your board to solve your problems.
  - Vice President David Walp: Thank you for attending. We use email to update you on what is happening in our community, and in case of emergency. If you don't want us to use email to contact you it will be up to you to gather the necessary information from the office, and notify them of your decision. Our Rental chairman had some issues and was not able to continue so I took over his duties as well. I have contacted all the owners of the rentals. There are still about 87 of 95 rentals I have not been able to confirm or deny their activity. The annual community picnic was a great success.
  - Treasurer Ron Rice: I was drafted into fill the Treasury position. This is where we currently stand.
    - Checking account balance has 31,391\$ that compares to 28,000 for August of 2018.
    - Savings acct has 67,148 compared to 80,000 last year.
    - reserve fund has 104,254\$ compared to last year almost 81,000.
    - Contingency fund is now 35,090\$ compared to last years 35,038.

- Certificate of the deposits preserving savings and loan values current values is 11,648 compared to 11,457
  - we spent 175,391\$ compared to 166,700 last year.
  - association dues collected this year 217,384\$ compared to last year 209,475\$
  - We earned invest 688\$ this year compared to 577\$
  - RV rentals we collect 17,706 compared to 70,000 last year
  - home sales in sunland we collected 35 compared to 48 last year
- Green Belts Fred Smith:
    - Lots 208-9 have been cleared.
    - We will plant flowers and make some of our green belts look nicer than they are.
    - We have to remove 35-40 trees due to disease or end of life etc.
    - We have many green belts that need to be completely cleaned up that haven't been touched in a few years. This will be expensive, but we do have a set budget for the work to be done.
    - Recreation, the pool, tennis, and pickle ball courts have done well this year. We had small troubles at the pool at the end of the season.
    - We are working on installing a bocci ball court.
  - Lanscape Tom Merrill:
    - I haven't had much time to settle in so this will be short. Jerry Ahern and his committee have done a really good job so far. Thank you.
    - Homeowners are doing well in keeping up their yards and properties, thank you for that.
  - Roads and Security Phil Merlin:
    - Crime rate in Sunland is very low. The round about on Woodcock is in the 2020 budget and will be finished fixing it in 2021.
    - Please turn on, replace, fix, whatever you need to do, for your front security lights.
    - Please obey the speed limit of 25, if a study is done and we are over 30 mph, golf carts will no longer be able to use the roads.
    - We have a SERT Team to help with Search and Rescue in case of emergencies.
    - If you have a crime against your property or car or anything please report to sheriff and report to our office too, this way we have record of it too.
  - Architecture Mike Mullikin:
    - We have taken down several white firs that are approaching the end of their lifespan.
    - We have 6 new homes in Sunland, with 2 more scheduled.
  - When sunland was organized it was designed to be a golfing community. and article 15 of the 1971 CC&R's which we now operate under article said if a person bought a home and joined golf club, the membership to club ran with the land. The good news is this: many years ago an agreement was signed, formally

between sunland golf and country club and Sunland Owners Association where in they would not enforce article 15 which means that even though prior members were members of golf club, the membership doesn't run with the land anymore.

- The budget is developed by the board. The budget is approved by the board, it is presented to you and you have the opportunity to reject the budget in which case board goes back and revises it and resubmits it and so forth.
- The budget increases cover a number of things that was sent out in an email, and in the post.

Question: may we have a report from the RV since there are some changes?

- Power has increased by 3%, that is being supported by the people who use the lot.
- The septic system needs to be serviced, using and outside contractor.
- If you don't like how the board is being run, run for the board.
- Janet comments about trees she is worried will fall on her house, the trees are on golf course property and SLOA can't do anything about them.

Question: how are we doing with getting crosswalks put in Sunland for all the people that like to walk in the area?

- We are not getting crosswalks anytime soon. We can't use golf paths because we don't own them.

Question: RV revenues show that 17,000 was paid and 17,000 has been used, does that mean we have 33.00 left in that budget?

- The RV lot is self sustaining and is able to pay for all of it's expenses.

Question: Is it possible that should golf course run into financial trouble is it possible to buy it if they put it up for sale or other use?

- The golf course will do with it's property what it will. They could sell it, let it go to weeds, etc. If they decide to sell it, we can discuss purchasing it, but it will be expensive to keep up.

Question: I sent members of board a 15 pg letter. I have 3 questions on it. 1. how many read it in its entirety? 2. have you forwarded it to attorney like I recommended? 3. am I going to get an answer to that letter?

- ken: I haven't seen that letter yet, when it was/ is sent i will let you know. when it is found we will send it to lawyer but realize it will cost us, every little thing we send to lawyer will cost us more money.
- We have bob Eichhorn, Steve Loska, Mike Mullikin, and Cynthia Carpine running for office tonight for the next year.

- Walleen is given the Jess Taylor Award.

Ken: to the board members, is there any unfinished business? We have a hand up.

Question: Does the PUD or other entities notify the board when they are going to be digging up in front of our houses? Or do you find out ahead time or not?

- Ken: I have only ever seen one notification, and they are not required to do so.

If you see one of the Speeding Signs not working, please contact the office, they are ours, and as such they are our responsibility to take care of.

- We have the results of the election. we have Bob Eichhorn, Mike Mullikin, and Cynthia Carpine as the new members of the board, and the budget does not have majority disapproval so it passes.

**Motion to adjourn the September 18 Annual Membership Meeting.**

**All members present approved.**