

SUNLAND BOARD OF DIRECTOR'S MEETING  
December 21, 2020

Board members Present:

Bob Eichhorn, Ken Bradford, Mike Mullikin, Dave Walp, Ron Rice, Cyndi Carpine, John Hammond, Mike Phillips  
Ken Larson; Consultant to Board

Motion to approve November BOD meeting minutes.

Motion made by Cynthia, Second by Mike M., Approved by all members present.

**Committee Reports:**

President's Report:

- Bills and dues should be sent from the office very soon if they haven't started already.
- Landscape Committee duties have finished being handed to Mike P.
- All dues from 2020 are finally paid.

Vice President:

- One violation was resolved with the owner very quickly regarding rental properties.

Treasurer Report:

- All dues for SLOA have been paid, but there are still fees missing in the RV Lot.
- Recreation budget will have large expenses due to permanent closing of supply store

Architecture Report:

- 12 applications have been filed for home improvement projects.
- 2 properties are vacant or abused, and they each have new owners that are cleaning them up.

Landscape:

- One property has been cleared but the rest of the necessary work has not been completed.

Recreation:

- Water at the courts has been shut off in preparations for winter.
- A new supplier for the pool chemicals needs to be found because the only one in the area is going out of business. There will be a final large purchase from the store.

Green Belts:

- Lots 208 and 209 once again have standing water. Will look into long term solutions.
- The hillside retention and recovery from the foursome parking lot is complete.
- The remaining irrigation from division 16 has been capped off.

- There is a rubbish pile forming in the green belt behind 173 Sunland Dr. A crew is going to get it out when the weather permits.
- The lights at the front of the entrance were ripped out again, along with the chords and conduits.
- Some residents have complained about not being able to see around corners to see Sequim-Dungeness. Phil will work with the county to see if it can be trimmed up.

Road and Safety:

- Nothing to report

RV:

- PUD came to the lot to see if there was a way to cut costs of electricity consumption, and have stated there isn't anything to do.
- There are 3 spaces left and 12 on the wait list.
- Rules and regulations regarding no parked commercial vehicles will be enforced starting in January.

Old Business:

- RV Rental agreement:

Motion to accept the changes made to the RV rental agreement.

Motion made by Cyndi, second by Joh H., approved by all members present.

- Lot 275 has the dangerous limb at 211 San Juan. The previous owner moved on and hasn't responded to clean up. New owners will take care of all problems found on property.
- Update the records on the website to match current paper records.

New Business:

- Division 17 Memorandum: Division 17 requests to allow certain types of projects to be done, without SLOA signing off on it first, because they have more strict rules regarding the town homes in their division.
- The board wants to create a membership only web page to increase the security of the members, and limit the private SLOA information the general public can access.
- Microsoft 365: The current system for emailing the board members or the office uses the members personal emails, the board approves to make a new mail system that has new emails and will allow easy access for the new board members to the history of emails. It will also streamline the office business.

Motion for the plan to purchase Microsoft 365 platform and schedule the rollover to implement the platform in all areas of SLOA business.

Motion made by John H., second by Bob E., approved by all members present.

**EXECUTIVE SESSION**

Issue discussed were about personnel issues.

**Return from Executive Session Time pm**

Motion to adjourn December 21 BOD meeting at 4:55 pm.

Motion approved by all members present.