

SUNLAND BOARD OF DIRECTOR'S MEETING MINUTES
November 2023

Date: November 6, 2023
Location: 135 Fairway Dr.
Time: 5:00 pm

Board Members Present: John Hammond, Erik Skogsberg, Joe Rees, Dave Walp, Nik Skogsberg, Kirsten Rene, Kathy Renehan, Jeff Norberg, Jeremy Long

Comments

- Owner Comments:
 - C. Laird: Unauthorized Parking area Kelsey Ct

Motion to approve October 2023 BOD meeting minutes.

Motion made by D. Walp, second by Erik. Approved by all members present.

Committee Reports

President's Report: John Hammond

- Working with office staff in preparation for year-end evaluations
- Steps are being taken to gather bids for improvements to the GP and SLOA office, including interior paint & restroom counter tops

Vice President's Report: Erik Skogsberg

- We are focused on establishing a grievance committee
- Working on determining a date special meeting visioning session

Treasurer Report: Joe Rees

- We have not received up to date information from the banks for October Statements
- As of September:
 - Income above budget projections
 - Expenses are in line with 3rd quarter expectations
 - RV lot is at the bottom line on income and expense
 - Cash balance over \$360,000
 - Utilized some reserve funds the last 3 months for the Office building and swimming pool

Architecture Report: Dave Walp

- The Architecture Committee has drafted a policy that will align more closely with the architectural review and approval process as stated in SLOA's Governing Documents
- 6 new requests since the last meeting
- Signed off on several forms acknowledging approval of completed projects

Landscape Report: Nik Skogsberg

- A homeowner contacted the office about mole problems in their yard
- An informal survey will be sent through a Let's Communicate requesting advice from residents for proven solutions for problem moles
- Contact has been made with the owner of a home along San Juan Dr. regarding encroaching trees and shrubs that are limiting visibility for motorists and pedestrians – original notice sent on March 30.

Greenbelt Report: Kathy Renehan

- Holiday lights will go up November 18th
- A hazardous tree above the Pickleball court will be removed this month

Recreation Report: Kirsten Rene

- During the off season at the pool, a heat pump will be replaced and the pump room painted
- A volunteer committee is being formed with the intent of exploring future recreational opportunities for SLOA residents

Roads and Safety Report: Jeff Norberg

- An HOA on Bell Hill requested the use of our radar speed sign which was denied
- We are researching Clallam County regulations regarding speedbumps – actively working to address the speeding issue in Sunland

RV Report: Jeremy Long

- Request from SWD, per Clallam County Environmental Health, to remove all motor vehicles from within 100 ft of the Sunland water well – all vehicles have been relocated
- Working on a lease agreement for Thomas Matney who lives in the RV lot
- Reviewing storage management software that will be compatible with the current gate system as well as providing management solutions

Office Report: Lisa McCord

- Reservation requests for the Gathering Place in 2024 are welcome
- 2024 dues statements will mail out on the 27th of November

- 2024 Directories will be available at the end of January
- The Sunland Scholarship committee is currently working to reinstate their lapsed nonprofit status. Until the matter has been resolved, their annual request for donations has been postponed.

Old Business:

- Garage Sale Permit:
 - Proposed changes:
 - Resident may host one sale per house per year instead of 180 days from move in or move out
 - No more than 5 sales at once within Sunland
 - The board will work to establish a clear policy and revisit the subject at a later date
- Meeting time and date for SLOA BoD:
 - Meetings are currently scheduled on the 1st Monday of the month from 5 pm to 7 pm
 - Prior meeting time – 3rd Monday of the month from 3 pm – 5:00 pm
 - The Board will form an ad-hoc committee to discuss the 2024 schedule

New Business:

- Nomination Committee:
 - Every year the Board needs 3 candidates to run for election to fill the vacancies created when term limits of the serving board are reached (3 annually)
 - A nomination committee is to be formed whose purpose is to encourage candidacy
- Ad-Hoc Committee:
 - Internet issues and disaster preparedness are the main priorities at this time
 - Internet: fiber optic cables are an option that the committee is looking into
 - Disaster preparedness: The committee is working with the local CERT team to acquire items such as generators and satellite phones
 - Grants may be sought out in the future to aid disaster relief preparations
- Formal Appeal:
 - Two homeowners have appealed the Violation notice(s) they received for the unapproved exterior painting of a home on Fairway Pl., as well as the perceived

addition of an unauthorized gravel parking area adjacent to a home on San Juan Dr.

- A Grievance Committee will be formed by Joe Rees, Jeff Norberg, and Kathy Renehan to address the appeals
- Future Visioning committee:
 - Target a December date for a special meeting to be held to discuss what Sunland may look like in 10 – 15 years. Identify goals and address concerns. Begin to map a long term plan for the future.

Executive Session

- No session required

Motion to adjourn the November Board of Directors Meeting.

Motion made by J. Norberg, second by D. Walp. Approved by all present.