

SUNLAND BOARD OF DIRECTOR'S MEETING MINUTES  
June 2024

Date: June 10, 2024  
Location: 135 Fairway Dr.  
Time: 5:00 pm

Board Members Present: John Hammond, Joe Rees, Nik Skogsberg, Kathy Renehan, Kirsten Rene, Jeff Norberg, Jeremy Long and David Walp (joined remotely)

Excused: Erik Skogsberg

**Comments**

Owner Comments:

- B. Eichhorn – concerned about the appearance of the Sequim Dungeness/Taylor entrance. Presents as unmonitored – signs, trash and dying plants need to be addressed/removed.
- S. Pittman – requested that the Community Emergency Response Team (CERT) be allowed to post signs within the community announcing the upcoming open house and Conex box tour. Allowed.
- B. Carroll – introduced himself as a new Sunland homeowner

Motion to approve 5-13-24 BOD meeting minutes.

Motion made by J. Rees. Second by J Norberg. Approved by all members present.

**Committee Reports**

President's Report: John Hammond

- No report

Vice President Report: Erik Skogsberg

- No report

Treasurer Report: Joe Rees

- 98% of dues have been received
- Expenses are 4.0% under budget
- Reserve account obligations for 2024 have been met.
- The results of the 3 (three) hour May 25<sup>th</sup> Budget Planning workshop will reflect in the Budget comments later in this meeting.

#### Architecture Report: Dave Walp

- Recently returned to committee duties after time away. Since return:
  - 3 requests for exterior paint projects have been approved
  - 1 reroofing job was approved
  - 1 fence request approved after particulars were discussed with homeowner.

#### Landscape Report: Nik Skogsberg

- Spoke with Clallam County Roads Department regarding the overgrown vegetation along Taylor Blvd. The County gave no estimate as to when they will address the issue.
- Clallam County does not permit private parties to trim or remove roadside vegetation without Department permission.
- Will be sending a thank you letter to Sunland homeowners whose yards are well maintained.

#### Recreation Report: Kirsten Rene

- Continue to research key card system
- Meeting regularly with Recreation Committee members. Compiling information to assist in planning the 2025 budget.
- Learned of a break in the pvc pipe that encloses wire running to pool motion light. Wire exposed. Assessing repair options.
- Picnic planning underway

#### Safety: J. Norberg

- Met with J. Rees and J. Anzalotti (CERT) to discuss merging funds with CERT to purchase a solar powered generator to be stored in the Conex box.
- Had a meeting with J. Hammond and two SLOA homeowners who were unhappy with each other due to the disturbance caused by homeowner's barking dog. After discussion, an understanding was reached, and the meeting concluded peacefully.

#### RV Report: Jeremy Long

- RV weeds were addressed at the end of May. Herbicide application and flat trim performed by Liggins.
- RV management software is up and running.

#### Office Report: Lisa McCord

- Busy with pool preparations
  - Activated pool telephone
  - Added minor work permit to SLOA Business License.
  - Ordered pool passes and lanyards

- Collecting new hire documentation
- Unit adjacent to SLOA office has been listed for sale.
  - Provided requested Foursome Condo. Assoc. documents to listing agent

**Old Business:**

SLOA Garage Sale/Div. 17 - (J. Rees)

- G. Hatler, President of Div. 17, sent written notice that the division will not recognize the new SLOA garage sale policy, but will remain in step with the original, more restrictive policy.
  - Discussion of how to handle the overall monitoring of sale permits
  - The Sunland North Board of Directors will share a copy of their Division meeting minutes in which the garage sale motion was passed.

CERT Donation Program – (J. Rees)

- Met with J. Norberg and J. Anzalotti (CERT)) concerning the most appropriate method for Sunland to employ when donating to CERT

Motion to table the discussion until the new Board is seated.

Motion made by J. Rees. Second by J. Norberg. Approved by all present.

**New Business:**

Deer - (J. Hammond)

Motion to require that a petition supported by no less than 40% (forty percent) of Sunland residents must be presented to the SLOA BOD prior to the board entertaining any further discussion regarding the deer population.

Motion made by J. Rees. Second by J. Norberg. Seven in favor, one opposed. Motion carried.

**Old business**

2025 Reserves (J. Rees)

- Approximate RV Reserve Fund balance \$44,000.00

Motion to return the RV Lot Reserve Funds to the General HOA Reserve Fund. HOA Dues, RV rent and Reserve Fund assessments will appear as 3 (three) separate line items on future SLOA invoices.

Motion made by J. Rees. Second by K. Renehan. Approved by all present.

2025 Budget (J. Rees)

- Proposed 2025 Dues \$325.00/year
- Proposed Annual Reserve Assessment \$75.00/year  
\$400.00/year
  
- Proposed 2025 RV Lot space w/o electricity \$110.00/year
- Proposed 2025 RV Lot space w/ electricity \$220.00/year
  - Board members will review the treasurer’s proposed budget and supporting information. Treasurer requests that revisions be submitted prior to the July meeting in order for the election packet to be approved and meet print deadlines.

Annual Meeting (J. Rees)

- Monthly SLOA BOD Meeting will occur on September 9th
- Annual meeting will be held on September 23<sup>rd</sup> At 5:00 pm in the SGC ballroom
  - Organizational meeting of the newly elected members will occur immediately after the Annual meeting

Pool Director Wage (K. Rene)

- Will be discussed in Executive Session

**Executive Session**

- No motion required.

Motion to adjourn the June 10, 2024 SLOA BOD Meeting.

Motion made by J. Norberg. Second by J. Rees. Approved by all present.