

**SUNSET PLACE-CAPRI HOMEOWNERS' ASSOCIATION
BOARD OF DIRECTOR'S MEETING
November 28, 2022
Open Session**

BOARD MEMBERS PRESENT:

| | |
|----------------|----------------|
| John Darroch | President |
| Julieta Thomas | Vice President |
| Linda Romine | Secretary |
| David Hall | Treasurer |

ALSO PRESENT:

Alina Gonzalez Lindsay Management Services
Several Interested Owners

CALL TO ORDER:

The Meeting was called to order at 6:24 P.M. and was held via Zoom.

APPROVAL OF THE MEETING MINUTES:

Upon motion made, seconded, and unanimously carried the Board **approved** the meeting minutes of October 17, 2022, as submitted.

TREASURER'S REPORT

Financial Statements:

The Board reviewed the October 2022 financials.

Upon motion made, seconded, and unanimously carried the Board **did not approve** the October 2022 financials, as the Board needs clarification on the income expense statement "fines" amount.

Create Plan to Repay Reserves:

Board member Dave has drafted a letter for the membership and management is to send it to the HOA's attorney.

MANAGEMENT REPORT

The Board reviewed the management report. No other action required.

UNFINISHED BUSINESS

Property Map:

Per the Board, they would like management to not include the property map in the monthly Board packets.

Hillside Wall Discussion:

The Board discussed this topic so the owners in attendance are aware of the Boards' decision. The Board has selected a vendor and made mention that a letter will be mailed to all owners to disclose the plan to pay back the reserves etc.

NEW BUSINESS

Open Proposals:

Per the Board, they have approved a proposal from Vista 5 contracting to proceed with stucco concrete wall.

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Homeowner Correspondence:

Nothing currently.

LANDSCAPE

Landscape Chairperson went over landscape items and the Board reviewed a proposal submitted by Andenes landscape for Sumac tree removal/trimming.

Upon motion made, seconded, and unanimously carried the Board **approved** the proposal submitted by Andenes, as submitted for \$1,100.00.

ARCHITECTURAL

Arch App 4656 Pannonia:

The Board and architectural committee reviewed this owners' plans. The members would like to clarify some items with the owner on his proposed arch plans. Not approved at this time. Pending.

Arch App 4545 Coastline:

The Board and architectural committee reviewed this owners' plans.

Upon motion made, seconded, and unanimously carried the Board **approved** this owner's arch application as submitted.

Arch App 4335 Sunnyhill:

The Board and architectural committee reviewed this owners' plans that was brought forward at the meeting by a Board member.

Upon motion made, seconded, and unanimously carried the Board **approved** this owner's arch application as submitted.

Arch App 4446 Horizon:

The Board and architectural committee reviewed this owners' plans that was brought forward at the meeting by a Board member.

Upon motion made, seconded, and unanimously carried the Board **approved** this owner's arch application as submitted.

OPEN FORUM:

The owner from 4585 Sunnyhill addressed the Board about overgrown trees he would like removed. Board member Linda responded to the owner and mentioned she would get a proposal from Andenes to remove those trees, but he would be responsible to pay for the trees to be removed.

ADJOURNMENT:

There being no further business to discuss, the open meeting adjourned at 7:58 p.m.



Board Member

1-31-23
Date