

CCW/W Homeowners Association – Annual Meeting Board Meeting Notes: May 8, 2007

In Attendance: Bart Baudler, Mark Rosen, Tom Hardin, and Allan Ciha were present.

Guests: Jerome L. Schlarmann, Richard Nunez, Patty Nunez, Krystal Logli, Steve Franzenburg, Steve Brody.

This meeting was the CCW/W Homeowners Association Annual Meeting. Bart had a PowerPoint presentation showing the area covered by the homeowners association. He pointed out the common ground area that represents one of the board's major expenses for mowing, weed control and fertilizer. He introduced the current board members and continued the meeting with additional comments at the audience for each of the major areas of the business meeting.

Secretary Report: The April meeting minutes were reviewed and approved. The minutes will be posted on the web site.

Treasure Report: Treasurer's report was reviewed and approved. Current association balances are checking account - \$31,499, CD - \$36,255, and money market - \$29,511. At the current time there are 44 delinquent homeowners in paying their 2007 association dues.

Covenant Issues:

Bart discussed the major covenant issues the board is presented with during a year. Several of this month's issues were:

1. Notice from the homeowner that the pool house screening was complete.
2. Bart had a request from a homeowner wanting guidelines on proper way to screen a utility shed.
3. Bart sent a letter regarding screening of a dog run under a deck. A letter was send and additional follow-up in June.
4. Bart sent a letter to a Ridgeview address regarding a boat that has been parked in the driveway for an extended period of time.
5. There was a complaint about a house being used as rental property on Summit Drive that needed to be cleaned up. This property had plywood and other trash in the yard and under the deck. The neighbors wanted to know what the board could do to assist in having the renters/owner clean up the property. Bart was going to take a look at the property and take pictures.

Old Business

The board discussed the entrance marker for 152nd Street and Hickman Road. The entrance marker is almost complete. Bart was going to do some checking with regards to signage for the marker which was not part of the original bid. The cost of the marker was \$5945 without the signage. Allan provided Bart with the name of the company that did the signage for the street sign blocks.

New Business

The 2007/2008 association board members are: Bart Baudler, Ed Butler, Allan Ciha, Tom Hardin, Richard Nunez, Mark Rosen, and Dave Roszak. No election was held since only seven individuals had applied for the board positions. An election to determine who will hold the various offices will be held at the June meeting.

The guests in the audience brought up two questions that were discussed at the meeting. The first question concerned the potential establishment of a Neighborhood Watch. Steve Brody, a resident of CCW/W association and a member of the City of Clive city council was going to check to see what is involved in establishing a Neighborhood Watch and report back to the board. A second issue regarded the excessive speed of some cars on Lake View Drive. The board was going to check with the City of Clive to see if a speed bump could be added to the street to reduce the traffic speed.

The next meeting will at the Heartland Presbyterian Church at 7 pm on June 12, 2007.

The meeting was adjourned at 8:15 pm.

Minutes submitted by Allan Ciha.