

**Southwyck Community Association
Minutes, Board of Directors Meeting
6 October, 2022**

A regular meeting of the Southwyck Community Association Board of Directors was held on 6 October, 2022, via teleconference. Board members present: Helen Bilyeu, John Fisher, Vanessa Helmer and Rick Nelson. Residents: Scott Feules, Raquel Ware, Kathleen Blount. Others: Kathy Dooley of Community Management Solutions. A quorum was verified and the meeting called to order at 6.30pm.

Homeowner input: Ms. Blount reported some mailbox tampering and stealing in her neighborhood and wanted to warn homeowners to be on the lookout. She also asked about who should pay for any mailbox fixes or replacements. Ms. Helmer and Ms. Dooley confirmed that it is the section's responsibility. Mr. Feules reminded everyone about upcoming elections and early voting options.

Secretary's Report: The September meeting minutes were tabled as no one had had a chance to review.

Treasurer's Report: The August financials were reviewed. A motion was made to approve the August financial report, was seconded and passed.

2023 budget – Ms. Dooley doing preliminary work for 2023 budget and asked the board if they had any specific requests or feedback. Ms. Bilyeu felt that the board needed some time to think about it, so suggested Ms. Dooley continue drawing up preliminary budget and the board would provide feedback as and when.

Business: Section 1 fence bids reviewed. Ms. Bilyeu and Mr. Fisher questioned the need for any stain/clear coat and felt it made no difference to overall appearance and condition of fencing. Decision about who to award contract to tabled, as the board felt they needed a bit more information about Monser and ideally some references/reviews. The board also decided to table lift station work, since job would be awarded to same company chosen to do fence work.

Ms. Dooley asked the board to look at Christmas decorations proposal and to give her feedback.

Waterlogic report – Ms. Dooley has asked them for a copy of controller module inspection report. Waterlogic saying replacements are needed because components over 10 years old and have simply aged out. Big Boy has reported further irrigation problems – water supply line cut or damaged and one section not getting any water at all. Ms. Dooley exploring possibility of getting a water truck out to irrigate affected areas if problem can't be fixed soon. Ms. Dooley and Chris from Big Boy have both contacted company doing work who deny any responsibility. Ms. Dooley suggested getting a certified irrigation company to look at system. Ms. Bilyeu and Ms. Helmer felt that it would be worthwhile. Ms. Bilyeu suggested that Ms. Dooley contact the county and see if she could get a work schedule for road repairs around the community so that any irrigation upgrades and improvements could be done after all the road work and mess is done.

General discussion about clubhouse design and viability. Ms. Bilyeu stressed importance of getting MUD's approval before any significant money invested in project. It was agreed that the board should present idea and plans for clubhouse at annual meeting and get homeowner input.

Executive session: The board discussed collections and pending legal actions. There being no further business, the meeting was adjourned.

Vanessa Helmer, Secretary