

SUNSET SANDS COMMUNITY ASSOCIATION
BOARD MEETING MINUTES
January 19, 2013
BOARD MEMBERS

<u>PRESIDENT</u>	<u>THOMAS MANNING</u>	<u>360-665-0084</u>
<u>VICE PRESIDENT</u>	<u>PAM REYNOLDS</u>	<u>503-616-1249</u>
<u>SECRETARY</u>	<u>TANYA HOFFMANN</u>	<u>503-314-9570</u>
<u>TREASURER</u>	<u>SHERON HUISMAN</u>	<u>360-665-0710</u>
<u>MAINTENANCE</u>	<u>BILL HUISMAN</u>	<u>360-665-0710</u>
<u>DEVELOPMENT</u>	<u>WAYNE FRYE</u>	<u>360-665-2989</u>
<u>ENVIROMENTAL</u>	<u>ROGER TAYLOR</u>	<u>503-780-3837</u>

PRESENT: Tom Manning, Pam Reynolds, Tanya Hoffmann, Sheron Huisman, Bill Huisman, Wayne Frye, Roger Taylor.

Welcome: President, Tom Manning welcomed the members and called the meeting to order at 9:32 a.m. He told those present that former association resident, Trish Callahan, passed last week and he sent a condolence card on behalf of the association. Bob Thompsons' daughter, Michelle said he was scheduled for bladder surgery at Good Sam. Tom asked if anyone had heard anything about Frank Hughes, no response.

MEMBER COMMENTS: A gentlemen started it out by saying that when he came into the community that it was much improved from a safety stand point. Prior to this brush cutting he had some close calls due to lack of visibility. A member informed everyone that he and his wife were very upset at how the county road work clearing affected their green belt that afforded them some privacy. He said several ornamental shrubs that were quite mature were ripped out. He provided a set of county regulations that should have been followed by the crew who came out. These regulations were presented to the Board and he clearly stated what type of ornamental shrubs should NEVER have been cut. Roger, Bill and Tom understand his frustration and the Board would work with the County as this project moves forward. Several utility boxes were damages; even the cable TV was out for a time. According to the member, they violated their own regulations regarding cleaning up rights of way. Roger said that he and Bill talked with the county supervisor and they said that they would be more careful in their brush cutting. Tom said that the association would work with him to restore the damaged areas that were in the green belt. While it can never be replaced due to the maturity of the shrubs, hopefully in the end everyone will be pleased with the remedy. The gentlemen asked if the Board could send a letter to the Board of Commissioners regarding this matter. Overall, the consensus was that the sight improvement at intersections was long overdue and what is being done is a great improvement. Tom also mentioned that with this clearing by the County, it would help when the log truck comes in for the tree removals. Most roads will be wide enough now for the truck to park and still have room for thru traffic. From a safety standpoint, this is a great improvement for all.

Someone asked about tree removal. Tom turned it over to Roger who said that he will come by members' homes to mark trees. Tom said that the board wants to work with ALL the membership. The question was asked about the county road paving-when next? Roger said that we are due and he is working with the county on this issue.

December Minutes: We have a copy of the minutes here if you haven't seen them. If corrections need to be made, they will be made next month. A motion to accept the December minutes was made and 2nd by Roger Taylor, no discussion, motion passed. All minutes are now on the website.

President's Report: Tom Manning

Draft Enforcement Fees and Policies have been submitted to the attorney, we should get them back soon. We will then share with the membership.

5 Year Plan is a work in progress.

Vice Presidents Comments: Pam Reynolds

She has been working on putting together the information that was requested from the members regarding contact information and renter's information. If you haven't submitted your information it is not too late.

The Christmas party was great. There was no food left, everyone had a great time.

Treasurer's Report: Sheron Huisman

Treasurer reported that more dues have been coming in. Said there is a need for Budget meeting on the 5 Year Plan. Playground equipment should be here in February. Roger injected that prior to installation of new equipment that ALOT of sub-grade work is being done.

December Profit & Loss summary is available if you didn't pick one up.

All members that were on the budget committee last year; the budget committee and the Board will be meeting again soon for next years budget and would like to keep the same committee. If anyone else would like to join, they are welcome.

Comments from the membership on Treasurer's Report: No Comments, Pam Reynolds made a motion to accept the Treasurer's Report, Roger Taylor 2nd, no further discussion, motion passed.

Secretary Comments: Tanya Hoffmann

No Comment. President Tom thanked her for getting all the notes and minutes finished and submitted to the website.

Maintenance Report: Bill Huisman

We have all the material for the swing set, the concrete should be tomorrow, we will still need to lay down chips before the play structure can be used.

The forester is on hold for the tree cutting until the county is done with the brush cutting.

We have several night lights burned out; Roger has a lift so we will be replacing bulbs.

We are still looking for volunteers to help clean up the roadway from the brush cutting and tree falling.

Picnic tables have been ordered and the company also makes benches. It would be nice to put some benches around the area. If anyone would like to donate \$100.00 for a bench it would have a plaque put on it with your name.

The county has provided us with a real nice map of Sunset Sands. It will be posted in the club house with screws. We have a lot of green space we weren't aware of.

Tanya Hoffmann made a motion to accept the maintenance report, Roger Taylor 2nd, no further discussion, motion passed.

Development Report: Wayne Frye

Received a request for an 80 X 90 lot clearing permit from McCracken at 209th and Crane, no work except survey and perk test. The permit was sent to county without coming to me first, so the county contacted Wayne for his approval.

When Mr. McCracken had the lot surveyed, it was noted by the surveyor that there were some differences between the corner monuments on the ground and what was indicated in the original 1970 survey plat.

Pam Reynolds made a motion to accept the maintenance report, Sheron Huisman 2nd, no further discussion, motion passed.

Environmental Report: Roger Taylor

The bridge railings to Short Island are rotting away and needs to be repaired by summer. Dennis McBain should be contacted for welding the brackets for the railings.

Holes have been dug for the swing set posts. Will need to lay at least 10" of chips. State law and manufacturer recommends 1 foot.

We are looking at cementing a pathway connecting the bath house with the parking lot and cement pad for steps to sit on for club house.

Ask county to spray up to limit of their right away.

Baseball diamond – we will drop alders for center field.

Would like to Thank Roger for the donuts this morning.

Sheron Huisman made a motion to accept the environmental report, Pam Reynolds 2nd, no further discussion, motion passed.

Old Business:

House Account to be changed to Capital Improvement Account, it will include emergency account to use for damages, would cover our 25% deduction to insurance cost to FEMA disaster.

Tree removal

5 year plan

New Business:

Develop a 5 year Capital Improvement Plan

Burglaries – It's been a couple months since we have had any reports.

Member Comments:

Concern about club house renters damaging property. Tom explained that all renters have to have an insurance binder for special event and a separate binder if using alcohol.

Roger is concerned about the Sunset Sands sign at the entrance. One of these days it is just going to fall down it is so rotted. He is getting estimates for replacing the sign.

The Board discussed the option of buying cameras at the entrance that can catch license plates of potential burglars, and also place other cameras in key locations. We would also post signs and stickers throughout the properties indicating that you're being videotaped. The cost

is about \$200.00 per camera. The cameras would also notify us via email and text messaging on our phones. This might help with the rash of burglaries in our project area.

Meeting was adjourned at 10:50 a.m.