

Cascade View Estates HOA

Board of Directors



August 12, 2011

Meeting Notes for August 10, 2011 5:28 pm

Meeting Attendees:

Board members present: Craig Knight, Joe Murray, Roiann Santos, Daria Nelson, Julie Marrs Boock

Board members absent:

Quorum present: yes

Others present: John Seitter,

Proceedings:

Meeting called to order by Joe Murray at 5:28 pm.

Agenda items addressed:

1. Quarterly updates from committees and common area maint.?-

- Joe passed around a copy of the Common area update. The Common area needs some improvements. It was discussed the invoices need to be have more detail to actual costs and work done in case some costs can be assigned to the reserves.
- Craig said not much activity has been happening with the AR Committee. Roiann brought up Lot 269 wondering if any paperwork was submitted for their construction on windows etc. Craig said no.
- Roiann gave a report on Covenants Committee activity. The only major issue is the lack of yard maintenance for Lot 225. She suggested sending a letter letting the owners know that Sanctions will be imposed if the yard is not taken care of. Craig made a motion to send the sanctions letter, seconded by Julie, all in favor.

2. Propose alternative plan for Vacant lot cleanup- Roiann explained the procedure for Vacant lot Cleanup reminders and identified a plan to follow the CC & R's. The property owners will be required to cleanup their lots per CC & R's and we will address the properties in violation following the provisions in the CC & R's. Roiann made a motion to accept the new plan, Julie seconded, all in favor.

3. Revisit Course of action for unpaid accounts- We need to establish a general procedure for account billing and unpaid accounts. It was agreed that we will follow these parameters:

- After the first month fines will be assessed.
- Keep billing and assessing fines monthly until account is current.
- Carry over unpaid account into the next year.
- After 2 years in arrears, seek Attorney advice for collection of account.

4. Actions during John and Roiann's absence-Roiann will be on vacation from 8/14-8/28 and John will be gone from 8/15-8/28. The mail pickup will be done by Daria and Craig will address any escrow email on cveaccounting.

5. Discuss BOD meetings day, time, location, and Web posting- It was agreed that BOD meetings can be posted on the Website. We decided it would be best to schedule the meeting at a public place. Roiann suggested the library, and other locations were suggested such as: Sage Elem., Ray's. John brought up the November meeting will need to include budget, reserve study, and finalize letter to owners.

Next BOD meeting- The next BOD meeting was set for November 8 at 5:30pm.