

**SUNRISE PLACE HOMEOWNERS ASSOCIATION
OFFICIAL MINUTES OF THE MEETING**

Date of Meeting: April 20th, 2023

Place of Meeting: Zoom

Start Time: 7:05pm

End Time: 7:40pm

Board Attendees: Joanie Taylor, Ray Garza, Michelle Gorham, David Kleinschmidt, Suky Wan

Homeowner Attendees: Ron and Martha Bremner, Roger Nowicki, Emily Stassevitch

Meeting minutes from the March Meeting were read by Suky, motion to approve by Ray, seconded by Joanie.

Financial Report: (Balance as of March 31st, 2023)

\$2,817.40-Operating account

\$36,844.55-Reserve account

\$60,284.39-CD

Motion to approve financial by Ray, seconded by Joanie.

Three delinquent owner accounts: Zener, Parks, Sheffer. After 90 day delinquency, unpaid homeowner dues will go to collections. Owner will be responsible for all legal fees.

Old business-

Landscaping Dues Increase: As mentioned above, landscaping dues will be increasing by a percentage. You will receive official notice of the increase 30 days before it takes effect.

Annual Spring Cleanup: We will be scheduling our annual Spring cleanup on a Saturday in May. Homeowners will come together as a community to pressure wash, pick up garbage, do light landscaping and cleanup to beautify our neighborhood. The board will provide lunch for all volunteers. Date/time TBD at our April HOA meeting. Please plan on attending the cleanup.

Marijuana Smokers: Please be aware that, if you smoke in your home, walls are thin and the smell can penetrate. Please be courteous of your shared-wall neighbors.

Board of Directors: We currently have a delinquent board and the majority of responsibilities are falling on 2 people. This is not maintainable. 2023 is an election year for the 2024/25 term and ALL POSITIONS WILL BE UP FOR ELECTION. If we cannot get homeowner volunteers who are committed to their term, we will have to consider hiring a management company. The cost of management is NOT in our current operating budget, so the fee will be divided equally among homeowners and added to the monthly assessments. Other ways you can get involved: Attend monthly HOA meetings, volunteer to collect bids for services, assist with planning events. Bi-Monthly Meetings: Nina Mortenson suggested that we hold HOA meetings every other month instead of every month. We will be adopting this schedule after our May meeting. Motion to adjourn by Roger, seconded by Michelle.

New business-

Landscaping: the Sunrise Place Homeowners Association Bylaws grants the Board of Directors the jurisdiction for the oversight of the affairs of Sunrise Place Homeowners Association and states that the Board may take any action, except those that the law or governing documents forbid; Landscaping fees have been increasing each year while the Landscape Assessment for all homeowners has not, which has led to a deficit of \$1,070.70 per month. The Board hereby approves an increase in the Landscape Assessment and that the amount of \$10.42 per month per homeowner will be appropriated starting 06/01/2023, and an additional increase of \$10.42 will be appropriated starting on 01/01/2024 for landscaping costs.

Annual spring cleanup: our annual Spring cleanup will be on May 20th, 2023 @ 9am Homeowners will come together as a community to pressure wash, pick up garbage, do light landscaping and cleanup to beautify our neighborhood. The board will provide lunch for all volunteers. Please plan on attending the cleanup.

Bi-Monthly Meetings: We will be adopting this schedule after our May meeting.

Motion to adjourn by Ray, seconded by Michelle

NEXT MEETING:

Date: May 18th, 2023

Time: 7:00 p.m.

Location: Zoom Meeting