

SUNRISE PLACE HOMEOWNERS ASSOCIATION
MINTUES OF THE MONTHLY MEETING

Date of Meeting: May 21, 2020
Place of Meeting: Via Zoom Meeting
Start Time: 7:07 p.m.
End Time: 8:20 p.m.

Board Attendees: April Delaney, Nate Swearer, Michelle Gorham, Marge Swearer, and Joanie Taylor

Homeowner Attendees: Roger Nowicki, Ray Garza, Anne Cowan, Ron Bremner

FINANCIALS:

- Operating Income ended with a surplus of \$10,157.
- Surplus target for 2020, to cover long term expenses, is \$26,550. We are on pace for annual surplus of \$30,471, 115% of target.
- Umpqua Bank Accounts: \$4,396.87 in operating account and \$51,722.65 in reserve account, Totaling = \$56,119.52
- Accounts receivable stands at -\$2,599: \$3,124 is paid in advance and \$525 is overdue.
- ****REMINDER: HOA dues have increased by \$5.00 as of JANUARY 2020; Please adjust your payments accordingly. Thank you!**

NEW BUSINESS:

- Vial Fotheringham LLP Webinar regarding Gov. Inslee's Proclamations 20-05 & 20-51
 - Covered specifics of the proclamations and potential liabilities for HOA's
 - Main Takeaways
 - Meetings may be held electronically regardless of By-laws
 - Votes may be conducted electronically regardless of By-laws
 - Assessments are not affected
 - Interest, late fees, & fines must be waived until expiration date of proclamations
 - Does not apply to anything prior to the date of the proclamations
 - HOA's cannot prevent homeowners, guests, or invitees' access to private property (this is more for those communities in vacation spots)
 - Basic answer to "Can I..." is "Yes, as long as social distancing guidelines are adhered to".
- We would like to thank everyone for paying their dues on time through the PO Box, this makes our Treasurer's job easier.
- We would also like to thank everyone who wrote an email to Clark County Community Development voicing your concerns regarding the planned apartment complex that will be going in.
- Anne Cowan suggested that we use some of our reserve money to hire an attorney who specializes in county building regulations to look at this issue and make sure the development is within county statute and to protect our neighborhood and property

values. After some discussion it was mentioned that the school may have more success in influencing changes to the apartment complex rather than the HOA. If you would like to make a comment on this please do so on the HOA email:

sunriseplacehoa@gmail.com.

- ***PLEASE BE AWARE:*** There has been one theft in our neighborhood from a work truck, as well as a package being stolen from a porch, that has come to our attention. There have also been a couple of attempts to get into some of our neighbor's homes, someone has been coming to the door and trying to open them. Please make sure that all valuables are out of your vehicles or locked up and that your doors are secured during the day and night.
- The HOA will be looking into surveillance cameras and monitoring for the neighborhood, this will be discussed at our next meeting.
- Jason, who cleaned out our gutters this year has mentioned to April Delaney that we have the potential for issues with our roofs prior to the life of the roof. This is due to the quality of the product used and the way that our gutters are designed and installed. We will be inviting him to our annual meeting for a presentation on this subject to all homeowners.

OLD BUSINESS:

- The board is working on tree replacement at the corner of 80th and 35th, this should be accomplished by the end of spring.
- April Delaney will be following up with the homeowners on the north side of 80th Street and 81st Circle for completion of their painting. We are requiring that these homes be completed by the end of 2020. *****For those homeowners who have been financially affected by the Stay At Home Order currently in place, please contact either April Delany personally or the HOA Board via email, sunriseplacehoa@gmail.com, to discuss options and timeline extension for painting completion. This will be approved on a case by case basis*****
- Be sure to join the HOA Facebook group (<https://www.facebook.com/groups/1739876899651058/> or search for Sunrise Place HOA). Community announcements will be posted to this group.

NEXT MEETING:

Date: June 18, 2020

Time: 7:00 p.m.

Location: Via Zoom – meeting invitation will go out to your email address.

Michelle Gorham

Secretary

5/23/2020