

MEETING AGENDA

Attendees: Karl Gustafson, Kim LaBarre, Ken Rogers, Judy Gomez

SIV HOA BOARD OF DIRECTORS EXECUTIVE SESSION WAS CALLED TO ORDER AT 8:45 AM BY KIM

LABARRE

I. OPEN ISSUES

- a) Raising the Capital Improvement Fee to \$2000 at sale closings. After discussion, a motion was made by Karl to approve the increase of the Capital Improvement fee for property resale from \$500 to \$2,000. The new name will be Capital Improvement Fee instead of Community Enhancement Fee. Kim seconded the motion. Motion was carried.
- b) Adding Louise Rogers to the Nomination Committee. A motion was made by Kim to add Louise Rogers to the Nomination Committee. Ken seconded the motion. Motion was carried.
- c) Follow up on # 18 drainage and erosion. Karl will follow up with Luis with an email noting that the HOA will not be responsible to future erosion if drainage holes are not drilled into the existing patio wall to prevent all the rain run off going out the patio gate causing the current erosion issue. Karl will also note that a new AMR needs to be submitted for the pavers to be installed outside of the patio gate.
- d) Follow up on Green Valley Water. Karl is meeting with the district manager at GV water to discuss reimbursement for the expenditure SIV HOA incurred repairing the broken pipe that was GV water's responsibility.
- e) Review of # 21 Letter and Proposed Response. Draft of response letter was sent to all BOD members for review. Once all members have reviewed and accepted the response letter, it will be sent to the owner of unit #21

II. NEW BUSINESS




- a) Review of 2023 1st Quarter Budget. Concerns in areas that are overspent by 25%. Due to unforeseen circumstances, we had some larger than expected costs. IE Pool and spa repair, drainage problems addressed, and clearing of overgrown HOA are for fire prevention. With the summer months coming up, the HOA expenses should decrease particularly in the pool expense category and landscaping. Twin Peaks landscaping will be cutting back on their weekly hours and now have many of the major landscaping issues addressed.
- b) Zelle – Announcement to Homeowners. Done
- c) Paving Update. Ken will send a reminder email to all owners about paving and striping dates. This includes days for vehicle removal from the work areas.
- d) Landscape Supervision. Judy will supervise the homeowner's work on the common space between #18 and #19 to ensure the work is performed properly.
- e) Pool Supervision. Judy continues to landscape and keep the pool and spa area clean and beautiful.
- f) Waste and Recycling. Both dumpsters have been moved to the common area near #39 for street repaving. Ken spoke to WM regarding the broken cable on the recycling bin. We will continue to monitor any future fines for recycling violations and act accordingly if we continue to receive fines.

2023 Dues Collection and Deposits. Ken will send out notices to all owners that need to pay 2nd half dues and to those owners who have not paid any dues. Deposits for HOA dues can now be accepted via Zelle. Judy will monitor the HOA mailbox for incoming dues and make deposits when needed.
- g) Committee Updates. No other committee updates at this time.

**MOTION TO ADJOURN WAS MADE BY KIM LABARRE AT 9:20 AM. MOTION WAS SECONDED BY KARL.
MEETING WAS ADJOURNED AT 9:20 AM.**

Meeting Minutes Respectfully submitted by:

Kim LaBarre
SIV HOA Secretary

 **Location:** Pool
 **Date:** 4/13/23
 **Time:** 8:45 AM