

Seven Bar North HOA Executive Committee Minutes

Date: March 6, 2023

Time: 3:30 pm

Location: Corder & Company Office

Members present: DD Lane, Nena Perkin, Laura Trumbull, Stephen Arguelles, John Currier, Joan Gillis, Ken McVey, Terry Unruh, Jared Goolsby, Jack Corder

Board President DD Lane introduced the new members of the board:

Secretary Laura Trumbull

Treasurer Ken McVey

Member at Large Jared Goolsby

Member at Large Terry Unruh

Treasury

Ken McVey did an overview of the account balance. He stated that there is \$123,000 in the account with \$150,000 in cash reserves. Year to date, \$16,000 has been collected in dues and the budget is \$30,000. Approximately 30% of the homeowners are late with payments. Presently, those who owe \$1000 are turned over to collection. Ms. Lane proposed decreasing that amount to \$500. The proposal was agreed upon. Ms. Perkin suggested that the change be included in the next newsletter. Ms. Lane suggested investing the excess funds in CDs. The HOA is due an audit and Mr. Corder will check with the auditors.

Landscaping

John Currier will be assessing plants in the spring and determine which ones are not doing well and need to be replaced. Yellowstone Landscaping will replace those that they planted with no charge. Mr. Currier suggested planting some small trees on Sierrita at a total cost of \$14,500. He also plans to check with Yellowstone as to the cost of leveling the dirt against the wall on Westside and covering it with stone.

Communication

Joan Gillis stated that the newsletter had been late in getting out due to getting familiar with publishing software. There was a new member to the Communication Committee, Grace Faustino. The Communication Team was tasked with sending out a recruitment email to residents for a social media person for the HOA. Suggestions were made to pursue the possibility of hosting block parties in the future and inviting food trucks into the neighborhood. There was a discussion about which social media is best for the HOA.

Compliance

Stephen Arguelles raised the issue of allowing commercial vehicles. After much discussion, it was decided to consider a proposal by Ms. Perkin which allows commercial trucks under 10,000 pounds. A truck over 10,000 pounds may be considered if it is not configured for work. The proposal will be edited and distributed to the board for approval. Vehicles parked on the street that are not being used is an issue. Mr. Arguelles said there are three cars on Sandcreek that have not been moved for some time. The homeowner has been sent three letters and will be receiving the final notice.

Final Business

Ms. Lane noted that Phil Stanton on the Compliance Team is moving to Colorado. Ms. Lane asked Mr. Goolsby to be on the Architectural Control Committee. Mr. Goolsby agreed. The Communication Team was tasked with sending a recruitment email for Compliance Team members.

Meeting adjourned at 5:20 pm.