

Minutes of Sky Mountain Master Meeting  
Wednesday October 12, 2010 1:00 p.m.

Trustees Present: Dee McNeill, John Reifel, Harry Boley, Dieter Urban, Larry Hunter, Penny Hartle-  
Office Manager

Other Attendees:

**Meeting called to order** by Dee McNeill

**Welcome**-Dee welcomed everyone and confirmed a quorum.

**Minutes Approval**-Minutes from the previous Board meeting were reviewed. John made a motion to accept the minutes as presented, Larry Seconds, Passed unanimously.

**Architectural Report**-Nothing to report

**Office Manager's Report-**

- a. A/R Report- 881 Sky Mountain Ct. is still in arrears. As of this date a bank sale has not occurred. Larry made a motion to disconnect the utilities November 1<sup>st</sup> until March 1<sup>st</sup>, Dee seconds, passed unanimously
- b. Rental Discussion-A letter has been received from a resident requesting an extension to his rental variance. Larry is concerned about extending the variance. Dee and Dieter both think the variance should be extended. Larry thinks if the variance is granted, that it should be stipulated that this is the final year and that at the end of the 12 months, the owner will not have an option to renew the variance. Harry said the house does not appear to be actively for sale and that the owner may have more incentive to actually sell the house if the Board does not allow the extension. Larry said the good thing with the home is that it is occupied and is being kept in good condition. Larry suggests requiring the home to be actively advertised and listed as a stipulation to allowing the extension. Harry is concerned with allowing the extension due to the precedent being set. Larry wants to stipulate that this would be the final year and another extension would not be allowed regardless of the housing market. Larry made a motion to allow 12 months extension of the variance with the initial conditions and to additionally require that the home be actively marketed including a sign in the front yard and MLS, and that this 12 months extension will be the final variance allowed, Harry seconds, passed unanimously.
- c. Final Piece of fitness equipment sold-The final piece of equipment was sold that the HOA had on consignment and a check has been received in the amount of \$350.

**President's Report-**

- a. Pond rock border project recap-Dee reviewed the projected expenses vs. the actual expenses. The expenses exceeded the proposed estimate. Several residents have commented on how nice the area looks now and it should help prohibit the grass from getting into the ponds and creating an algae problem. The actual expenses were \$1,527.45. Dee mentioned that Darren also donated his time to help erect the storage building for the HOA. John made a motion to hire Keep It Green to finish installing the edging on the north end of the pond, Larry seconds, passed unanimously. There is just about a 6 foot section where the edging was not completed.

**Secretary's Report-** Nothing to report.

**Treasurer's Report-** September Income \$ 2993 Actual \$ 2900 Budget  
September Expense \$ 8,598 Actual \$ 5,565 Budget  
Net Income YTD \$ -4,213 Actual \$ -284 Budget  
Balance in the Vanguard Reserve Account \$ 7,554

The ponds are \$3,000 over budget for the year. All other items are in order.

Larry made a motion to transfer \$1,500 from the Vanguard account to the operating account to pay for the recent pond border project, Harry seconds, passed unanimously.

**Homeowners Issues-** nothing to report

### **Committee Report**

**Clubhouse Committee-** The next meeting will be held Friday October 29<sup>th</sup>.

**Social Committee-** The committee has set the following dates: Set up Christmas Tree November 30, Bunco Night December 4<sup>th</sup>, Christmas in Sky Mountain Home Tour December 15<sup>th</sup> combined with donations for the Dove Center. The home tour will be of homes in Sky Mountain that are decorated for the Christmas season whose owners are willing to invite everyone in for a tour. Refreshments will be served at the clubhouse following the tour.

**Neighborhood Watch-** Nothing new to report.

**Golf Estates Report-** No one present

**Old Business-**No old business was presented

### **New Business-**

- a. The next Golf Estates board meeting is Friday, October 22nd at 12 p.m. Dieter may attend.

**Future meeting dates/times-** The next board meeting will be held on Tuesday November 9, 2010 at 1:00 p.m.

**Meeting Adjourned at. 2:30 p.m . Larry made a motion to adjourn, John seconds, meeting adjourned by Dee.**