

Minutes of Sky Mountain Master Meeting
Wednesday, October 17, 2018 9 a.m.

Trustees Present: Craig Kendell, Marilyn Nelson, Thomas Eckhardt, Sandy Boley, Glen Moore, Penny James-Garcia, Community Manager

Other Attendees:

Meeting called to order by Craig at 9:04 a.m

Welcome- Craig welcomed everyone and confirmed a quorum.

Approval of Minutes of Prior Meeting: Craig moved to approve the minutes of the September Meeting as presented, Glen seconds, passed unanimously.

Open Forum: Nothing was presented

Architectural Report: Thomas Eckhardt-Applications approved since last meeting:

- a. The application for installation of a flagpole at 2589 Sky Mountain Court was reviewed and approved.
- b. 905 Sky Mountain Blvd-A letter has been mailed inquiring about the finish date of the stucco re-model.

Community Manager's Report-

- a. A/R-All accounts are within 30 days.
- b. Pool Security Update-The laser beams have been installed in the pool/spa area. Residents have been alerted about the enhanced security.
- c. Reinvestment Fee Discussion-The Association charges a re-investment fee each time a home is sold. Per Utah State Code reinvestment fees are to be utilized for: “common planning, facilities, and infrastructure; (B) obligations arising from an environmental covenant; (C) community programming; (D) resort facilities; (E) open space; (F) recreation amenities; (G) charitable purposes; or (H) association expenses. The Association currently charges a reinvestment fee of \$75. The Utah code allows up to .5% of the home. Sky Mountain's reinvestment fee is far below the average in the area. Increasing the fee to \$350 would still be very reasonable and below what many Associations charge and certainly well below the .5% value of a home in the Community. The Board would like to table this item until next month to see what the Golf Estates Board decides to do in their Association.

President's Report-

- a. Bylaw Review- The proposed revised Bylaws were reviewed by all the Trustees during the past couple of months. After discussion and clarification of some of the sections, Marilyn moved to accept the revised version of the Bylaws as a draft to be presented to the HOA attorney for review and then to the Association members for a vote, Glen Seconds, passed unanimously.

Secretary's Report-Sandy Boley-Nothing to report at this time.

Treasurer's Report-Marilyn Nelson

September Income	\$ 3,799 Actual	\$ 3,750 Budget
September Expense	\$ 9,957 Actual	\$ 10,919 Budget

Net Income YTD

\$ 4,171 Actual

\$ 820 Budget

Craig moved to accept the Treasurer's Report as presented, Thomas seconds, passed unanimously.

Committee Reports:

- a. **Clubhouse Committee**-Sandy Boley- Nothing to report at this time.
- b. **Neighborhood Watch**-Glen Moore-Glen presented a map that shows the neighborhood watch areas. Glen suggests 8 block captains. Glen will send a letter asking residents to volunteer to become involved in the Neighborhood Watch organization. Glen also presented language to consider regarding guests in homes that are non-owner occupied as part of the neighborhood watch organization so neighbors are aware of who is staying in a house.
- c. **Social Committee**-Craig Kendell-The Social Committee is hosting an Oktoberfest Potluck on Saturday, October 27th. Sky Mountain resident Mark Kerr will be performing Country Western music and poetry at the event. Residents need to rsvp and bring a dish to feed 6-8 people. Flyers are in the information boxes near each mailbox cluster throughout the Community.

Homeowners Issues-Nothing was presented.

Golf Estates Report- No one present.

Old Business-Nothing was presented.

New Business-

- a. The next Golf Estates Board meeting will be held Friday, October 26th at 9:30 a.m.
- b. Future meeting dates/times- The next meeting of the Board will be held Wednesday, November 14th at 9 a.m.
- c. Adjournment- Motion to adjourn was made by Craig, Thomas seconds, passed unanimously. Meeting adjourned by Craig at 10:15 a.m.