

Summit Meadows West HOA

2010 Annual Meeting Minutes and Assessment Notice

On Tuesday, March 30th, the Summit Meadows West HOA met at the Clifton Christian Church at 7pm. Chasity Gray announced that she was going to be stepping down completely from the board at this time. Chasity has served on the board for 4 years and felt that it was time to move forward. Everyone thanked her for her time on the board. Chasity did update the board and the members that attended that there were 3 houses within the subdivision that were in the process of foreclosure and those 3 houses still owed 2009 dues. Chasity stated that she was working with the mortgage companies to try and get payment but that could take awhile since the process is still in the very beginning. Chasity also announced that there was still one other house that had not paid 2009 dues and notices were still being sent out. Chasity stated that earlier in 2009 she had contacted an attorney to find out what it would cost to process liens against those properties and the lawyer estimated around \$600 dollars to get the process started and once the first one was completed the board could proceed with the rest.

Chasity also stated that she contacted Tracy at Heritage Property Management to see what the cost would be in order for them to take over the day to day activities of the subdivision. Chasity passed out the proposal which stated that it would cost \$150 per month, plus any postage or misc. items. This was a lot cheaper compared to companies researched at the beginning of 2009. The board still had to be intact in order for the property management company to take over in case of decisions that had to be made. Questions arose about the possibility of lowering the dues, and both Dustin and Chasity agreed that we could lower the dues but that other members of the subdivision would have to be a board member to do so to prevent us from going under a property management company. Discussion continued about other options, but Chasity reiterated that the only way we can reduce dues is if we had more participation. A vote was taken and the majority ruled to keep the dues at \$150 per year for 2010. Dues will be due on May 1, 2010. Also a vote was taken to go ahead and place the subdivision under the guidance of Heritage Property Management. Chasity agreed to schedule a time for both her and Dustin to meet with Tracy in the coming week or so in order to transfer everything over. Chasity also agreed to send out minutes and the assessment letters. The 2010 board is as follows:

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Another concern was brought up about the court yard. There is a hole developing more and more on the west side of the court yard. Chasity reported that it looks like it is a silo and that the subdivision would have to get dirt to fill in the hole. Dustin stated that he would be organizing this in the coming weeks to get it filled. Dustin also suggested we have a spring "clean up" day. Everyone thought that would be great and Chasity volunteered to make fliers once a date was selected. Meeting was adjourned at 8pm

Sincerely,

Chasity Gray
Exiting Secretary/Treasurer