

High Sierra Meadows Homeowners Association Board of Directors Meeting Meeting Minutes

Tuesday October 10, 2017 at 7:00 pm via Teleconference

Richard St. Marie called the meeting to order at 7:02 p.m.

Board members present were:

Richard St. Marie (President)

Rick Edgeworth (VP)

Mike Compton (Treasurer)

Debra Compton (Secretary)

Kim Workman (At large)

Guest present were:

Belinda Huber

David Compton

Chuck Colgrove

Mark Romeo

1. **Approval of August 15, 2017 & September 3, 2017 meeting minutes:** The minutes from the August 15, 2017 & September 3, 2017 meetings were approved as written. Motion made by Mike, seconded by Richard. All approved.
2. **Approval of August 2017 & September 2017 operating statement:** Approved as reported. Motion made by Debra, seconded by Kim. All approved.
3. **Discuss approval to record liens on Oroso lot #103 and Peterin Lot #42:** A motion authorizing the recording of liens on Lots # 103 & #42 was made by Richard, seconded by Rick. All approved.
4. **Discussion on Lot 31 request for postponement of the fine:** A motion was made by Richard and seconded by Rick to impose fines that have already been billed to non-compliant owners. The new owners of Lot 31 were granted an extension until July 1, 2018 by which time all trees must be trimmed to the required 8' or half the height of the tree if less than 16'. A second motion was made by Mike to include Lots 101,102 & 46 with the same conditions as Lot 31. Motion made by Richard, seconded by Rick. All approved
5. **Discussion on special assessment for road and culvert work:** A motion was made by Mike to award a contract from the lowest bidder to undertake improvements to the roads outside of the front and back gates. This work would start in the spring of 2018. The motion also included that we extend the special assessment for one year to cover the cost. Motion made by Mike, seconded by Debra. All approved

6. **Discussion on Reserve Study and possible increase:** A motion was made to decline the increase in the reserve assessment. Motion made by Mike, seconded by Rick. All approved
7. **Discussion on currant special assessment which expires 12/31/17:** A motion was made to extend the currant assessment of \$52 for the road work and add an additional year for the lot main valve replacement. Motion made by Mike, seconded by Richard. All approved.
8. **Discussion on lot main replacement project:** The money from the extension of the special assessment will go towards replacement of lots main valves as stated in item number 7.
9. **Discuss on potential cost to Association of funding for lot fire clearance compliance:** Tabled.
10. **Other old business:** Richard stated he has concerns about Minarets road closure for repairs and the ability to shut water off on Veterans Day weekend. The water master has the ability to turn water off sooner if need be. Richard stated that he will try and do repair on the upper generator after the water in shut off. Chuck asked what kind of valve would we be using to replace the current lot main valves. It was reported that they would most likely be some kind of frost resistant, back flow valve with a t gate.
11. **Other new business:** Kim reported that cows have been getting into the meadow but wasn't sure if it was from the gates being left open or a break in the fence. Mike offered to walk from the back gate to the pond. Mike stated that he would like to contact the web master to switch the order of the forum postings so that the newest posting is at the beginning rather than the end. Permission granted.
12. **Adjournment:** Meeting adjourned at 8:47 Motioned by Kim, seconded by Mike. All approved.