

Regular Meeting
November 3, 2003
7:00 p.m.

Meeting called to order by President Kent Penny

Approval of minutes of the September 29, 2003; Minutes approved with no additions or changes.

Financial report: 90 (Ninety) homeowners have paid dues or approximately 1/3; No checks at all from Garfield circle. Second notices will be going out. Discussed that these will need to be mailed. State Farm insurance application is complete and the premium has been paid. Balance in the account after payment of insurance is \$ 968.75,

Discussion of watering reimbursements. Motion by Jodi Zmiewski for \$ 20.00, second by Jami Oppegard; All in favor; None opposed.

Snow removal; Discussion that the snow removal arrangements need to be made quickly. Couple of homeowners have volunteered to do this. Upon discussion, liability both for injury and in the event snow not cleared in time to meet city ordinance was to great. Steve Melcher to take bids on snow removal within next 30 days. Decision to be made at next meeting. Steve will try to get company that does all season maintenance to ensure smooth transition between seasons.

Policy development for common area usage- No action

Broken and Incomplete sidewalks- This being handled by Mike Lauver; discussed checking on any groups interested in replacing sidewalks for community service project to save the expense. Discussion of incomplete sidewalk along SW 33rd between West Sumner and Timber Ridge Rd. New construction adjacent to their property now complete, this will be addressed with the homeowner if no action by spring.

Pathway to Roper School- No action.

Group Homes- Discussed city ordinance regarding number of group homes allowed per square mile. This will be followed up on by Kent Penny and Jami Oppegard.

Other Issues- Discussed the association needs to retain legal counsel to clarify issue surrounding covenants and also enforcing of dues. Motion by Tonya Belsaas to retain legal counsel, second by Steve Melcher. All in favor, None opposed. Contact will be initiated by Jodi Zmiewski.

Future Agenda Items:

Rental Properties.

Next Meeting December 9, 2003; 7:00 p.m. at the home of Jodi Zmiewski.