

San Juan River Village Property Owner's Association

Minutes-October 8, 2013

Meeting called to order: 6:28 p.m.

Attendance:

Board Members: Steve Wilkins, Jeff Hester. By Phone: Jan Wittwer, Julene Campbell, Dick Ray

Guests: Rick Moore, Carrie Wienckowski

Minutes: from Sept. 10, motion to accept made by Jeff Hester, 2nd by Steve Wilkins

Financials: Dick emailed financials to Board. He also presented current budget assets, profits and losses. Julene stated that the POA should send out letters for donations again this year being that the response was very positive last year. Dick pointed out that the POA should set a Protocol on collecting from homeowners who owe dues. Discussion. Dick and Julene both volunteered to phone these homeowners. Steve suggested that the Board draft a Protocol. Dick agreed to draft the Protocol. Motion to approve financials made by Steve. 2nd by Jeff. Board approved.

Architectural Committee: Gate requests for properties on fence lines were discussed. Discussion. Homeowners are responsible for their gates- the POA will not be paying for them. Only wildlife gates are installed by the POA. Jeff states that the POA should not allow gates that are large enough to let 4-wheelers through them. Discussion. This subject was tabled until a later date. Email should be sent to Brian Savage stating that the Board is not planning to pay for his gate.

Variances: 92 Red Ryder Circle, Lot 106, 1-car garage. Rick Moore, owner, presented a proposal with only a 5-ft. variance at the front of the property. Discussion. Jeff suggested that the Board vote on it before the next meeting. Jeff will email Rick's plans to members who were not present.

Old Business: Guest Carrie, representing the Metro, stated that a lawyer will be present at the Metro meeting to discuss the existing staircase down to River. Break-ins have occurred in the neighborhood. Discussion. Steve and Jeff suggested using the Website to insure privacy of homeowners. Carrie suggested a POA webcam. Discussion. Julene will create an Emergency Contact information.

New Business: Julene suggested that letters for dues be sent out in December, instead of February. Dues would still be due March 1, 2014. Discussion. Steve made motion to Approve. Dick 2nd. Board Approved. Dick suggested that a Thank-You note be sent to Source Gas from the POA. Julene will send.

Proposed 2014 Budget-Dick presented. Discussion. Line item: insurance. Jan is working on getting a new insurance company. Julene will help her. Julene questioned about Signage for the POA. This subject is tabled until next meeting.

Meeting Adjourned: 7:55 p.m. Steve made motion. Jeff 2nd. Board approved.

Respectfully submitted,

Kathy Wadenpfohl, Recording Secretary