

San Juan River Village Property Owner's Association

Minutes-August 12, 2014

Meeting Called to Order: 6:33 p.m.

Attendance:

Board Members: Joe Jordan, Dick Ray, Julene Campbell, Jeff Hester, Steve Wilkins

Guests: Joy and Brian Sinnot, Leslie Burroughs, Jan and Bill Wittwer, Joni and Shawn Felts, Megan Reinhardt, Parks and Rec, Russ and Bonnie Weathers, Dan McCollum, Dennis and Annette Jeffrey

- Election of Officers:

- Steve nominated Joe Jordan for President, Julene 2nd. Unanimous approval.
- Joe Jordan President
- Steve Wilkins remains Vice President
- Dick Ray remains Treasurer
- Julene Campbell remains Secretary
- Jeff Hester board member

Prioritize plans for upcoming year:

- POA/Metro integration...vision, goals, plans. Steve Wilkins will champion this project.
- River Access for all homeowners. Jeff Hester and Steve Wilkins will champion.
- Commercial Marijuana grow operations. Joe Jordan will champion.
- Arbitration committee. Julene Campbell and Jan Wittwer will champion.
- Architectural control. Jeff Hester will champion.
- Fire mitigation between POA/Metro. Dick Ray will be a liaison and Dennis Jeffrey (retired firefighter) will meet with any homeowner about fire mitigation on their property.
- Common areas. Joe Jordan will champion.
- Neighborhood awards. (Best landscaping, remodel, etc...) Joe Jordan will champion.

Meeting adjourned for a break at 7:28 PM
Meeting resumed at 7:34 PM

Minutes from last meeting: Dick Ray made the motion to approve, Jeff 2nd all approved.

Financials for July 2014: Dick Ray reported past due amount owed to POA is \$3,490.00. He will review our Collection policy and have an action plan at the next meeting. Jeff Hester made the motion to approve July financials and Joe Jordan 2nd. Unanimous approval.

Joe Jordan requested input/questions from the guests in attendance.

Shawn and Joni Felts stairway to the river. 96 Alpine Dr. Unit 2, lot 88. They are wanting access to the river from their lot. Due to the steep terrain they are requesting permission to place steps on the common area using natural materials. A common stairway for several homeowners to use from the Felts property to the river was discussed.

Architectural committee: Architectural guidelines for fences need to be discussed and added to the Building Guidelines.

Old Business:

- Conduct of meetings policy – Dick Ray and Jeff Hester noted that the by-laws are different from the proposed conduct of meeting policy. This is being tabled until it can be researched by Julene Campbell and Dick Ray.
- Entrance signs- In progress.

New Business: The following properties had complaints brought before the Board.

1. 53 Bear Mountain Place, Unit 1, Lot 114X3. A fence was placed without Architectural review and or possible permit. The fence was inspected by the A/C committee and approved.
2. 151 Red Ryder Circle, Unit 2, Lot 147. A fence was placed without Architectural review and or possible permit. The fence was inspected by the A/C committee and approved.
3. 19 Little Beaver Place, Unit 2 Lot 98. A portable building was placed without Architectural review and or possible permit. It is questioned whether this building is placed within the 30 foot setback. The siding and roof are required to be the same color as the home. Jeff Hester will send a letter to the homeowner.
4. 304 Alpine Drive, Unit 2, Lot 27. There was an addition to an existing structure that was placed without Architectural review and or possible permit. The addition was inspected by the A/C committee and approved.

Metro report from Megan Reinhardt (parks and recreation committee): Megan has been poling the neighborhood getting suggestions and ideas for projects for next year. Forms are on the Website and on the Nextdoor site.

Joe Jordan suggested we have a special meeting to discuss Code of Conduct on accessing the river. Joe would also like to dedicate a time for Metro/POA for education, signage, parking etc... Joe offered to facilitate the meeting. Whoever attending the meeting should bring factual information. Plats, deeds etc...

Meeting adjourned: 9:05 p.m. Jeff Hester made the motion to adjourn, Julene Campbell 2nd. Unanimous approved.

Respectfully submitted,

Julene Campbell, POA-Secretary
Kathy Wadenpfohl, Recording Secretary