

San Juan River Village POA Meeting

Minutes

August 8, 2017

Ross Aragon Community Center, East room, 6:30 PM

Meeting Called to order: Steve Wilkins called the meeting to order at 6:30 p.m.

Attendance: Board Members: Present: Steve Wilkins, Jeff Hester, Julene Campbell, Lesley Burroughs, Bill Woods.

Homeowners: Bonnie Weathers, Steve Kohn, Mary Knopfle, Hal Jeske, By phone: Brian Sinnott, Laurie Newel, MaryAnn Comacho.

Election of Officers: Jeff Hester made a motion for Steve Wilkins to be President. Julene Campbell 2nd, All approved. Jeff Hester made a motion for Julene Campbell to be Vice-President, Steve Wilkins 2nd. All approved. Julene Campbell made a motion for Bill Woods to be Treasurer, Jeff Hester 2nd. All approved. Bill Woods made a motion for Lesley Burroughs to be Secretary, Julene Campbell 2nd, all approved.

Minutes from July 11, 2017: Jeff Hester made motion to accept Minutes as written. Steve Wilkins 2nd. All approved.

Financials: June and July 2017 Steve Wilkins made a motion to table the financials from June and July 2017 until Bill Woods, the newly elected treasurer, has time to review the Budget.

Architectural committee: Jeff Hester, Architectural Chairman.

- Application for a garage addition at 81 Elk Ridge, Lot 106 Unit 1- Re-submitted to fit within their setback. Jeff Hester has received the ILC. Jeff Hester made a motion to accept the plans, Julene Campbell 2nd. All approved.
- Dog Fence for 51 Little Beaver Place, Lot 96, Unit 2. Jeff Hester let the homeowners know it would have to be surveyed first. The owners, Steve and Edie Kehoe, submitted photos of fence design along with PDF of ILC, showing fence.
- New home application for 73 Little Beaver Place, Lot 95, Unit 2- Julene Campbell made a motion to accept the plans, Jeff Hester 2nd, All approved.
- New garage application to be built at 232 Alpine, Lot 31, Unit 2. Jeff Hester made a motion to approve, Julene Campbell 2nd, All approved.

Old Business:

- Update: Owners of 316 Alpine Dr. Unit 2, Lots 25 and 26 have placed a portable storage unit on their lot without A/C approval- has not presented an ILC yet. Jeff Hester has communicated the need for this document. This is tabled until Sept.

Jeff Hester has still not heard from them. Julene Campbell will send a 2nd letter.

- Update: Garbage at short term rental units: There is a garbage problem at the townhouses at 517 Alpine Dr, Unit: 2 Lot: 35. Complaints are too many renters, too much noise, and too much garbage not being taken care of. The Board will look at the fine options and Jeff Hester suggested calling the Fire Marshall about too many humans in that space. Steve Wilkins asked the Board to read the Fine Structure for the POA.

- *The Board has agreed to pursue the Fine Structure that is currently set in place.*

New Business:

- Hiring a business/compliance manager to assist the board in administering the C & R's and ordinances. Steve Wilkins presented the idea and discussion ensued about the pros and cons. The Board will pursue this thought. No motion will be made at this time.
- Complaint about piles of building/debris at 64 Elk Ridge Pl. Julene Campbell will send a letter for the Homeowners to contact the Architectural committee about the use of the galvanized metal they are using around their home.

Jeff Hester presented the invoice for the lighting of the Entrance Signs. This item has already approved. Jeff Hester stated that the lighting will be delivered in 2-3 weeks and he will install. Also, the plantings are being decided on.

Meeting Adjourned: Steve Wilkins adjourned the meeting at 7:35 p.m.