

**The Summit View Association, Inc.**  
Meeting Minutes  
November 9, 2006

**Call to Order**

The regular meeting of the Summit View Association, Inc. was called to order by Phil Bratty at 7:10pm in Phil Bratty's home.

**Roll Call**

**Present:** Phil Bratty, Eric Wright, James Rawlins, Tad Brooker, Ann Arens

**Absent:** None

**Standing Business**

Approval of Minutes – A motion was made by James and seconded by Eric to approve the minutes of the October 11, 2006 regular meeting and the October 26, 2006 annual meeting. Approved: Phil, James, Ann, Eric, Tad; Opposed: None. Motion carried.

**Treasurer's Report** – Current balance is \$4,580.11.

Invoices presented for payment:

\$202.81 payable to Andie for reimbursement for social Committee activities

\$310.14 payable to Missy for reimbursement for social Committee activities

\$21.50 payable to Grant, Grant & Goiran

Ann requested approval to purchase printer ink and paper

A motion was made by James and seconded by Tad to approve expenses as presented. It was also agreed no future expenses for social committee will be approved or paid until a budget for activities is presented. Approved: Phil, James, Ann, Eric, Tad; Opposed: None. Motion carried.

**Committee Reports**

- **Front Entrance Landscaping & Sign:** The concrete base was poured and is ready for placement of the stone. Tad will etch it once in place.
  
- **Architectural:** Nothing new to report.
  
- **Covenant Review** – Compliancy complaint letter updates:
  - #1 – Resolved
  - #2 – Sent 8/7 – Still needs attention. Will talk to Town Code Enforcer.
  - #3 – Sent 8/22 – In foreclosure; bank will not landscape.
  - #4 – Resolved
  - #5 – Sent 10/19 – Owner refuses to comply. Another letter will be sent. May need to involve attorney.
  
- **Social Committee** – The Board needs to get a budget for 2007 expenses.

**Old Business**

- **Annual Meeting** – 23 homeowners were in attendance. The budget presented for 2007 was approved as well as the Board members: Eric Wright, Ann Arens, Tad Brooker, James Rawlins. Phil Bratty is retiring from the Board after serving for 3 years.

- **Park Improvements** – The basketball court is complete (no need for lines). The fence is being replaced this week by the gas company. A meeting will be scheduled with the Town to discuss the drainage grate, final improvements to the park and future plans for the southeast open space.
- **Trash Collection** – Issues that we know about have been resolved.
- **Web Site** – An architectural request form and covenant complaint form will be added to web site for homeowners to communicate with the board.

**New Business**

• **Appointment of Board Members**

Current President Phil Bratty appointed the Board Members for 2007: Tad Brooker, James Rawlins, Eric Wright, Ann Arens. Approved: Ann, Tad, James, Eric; Opposed: None. Motion carried.

A motion was made by Ann and Seconded by James to appoint Tad as President. Approved: Ann, James, Eric; Abstain: Tad; Opposed: None. Motion carried.

A motion was made by Tad and seconded by Eric to appoint James as Vice President. Approved: Eric, Ann, Tad; Abstain: James; Opposed: None. Motion carried.

We thanked Phil for his involvement with the HOA for the past 3 years and appreciate the many hours he has spent in helping our community.

- **Meeting Dates** – We will probably meet on the 1<sup>st</sup> Tuesday of each month, depending on personal calendars. The next meeting will be December 4<sup>th</sup>.
- **Newsletter** – Bi-monthly newsletters will continue for 2007. Articles for the January/February newsletter are due to Ann by December 15<sup>th</sup>.
- **Dues for 2007** – Invoices will be mailed in early January and will be considered delinquent on January 31<sup>st</sup>. There were 6 homeowners who did not pay 2006 dues – the attorney has been in contact with them and has added \$35 for collection services. This additional fee will not be applied to their 2007 dues as it needs to be paid by the homeowner directly to the attorney for his services.

**Adjournment:**

A motion was made by James and seconded by Eric to adjourn the meeting. Time: 9:05pm  
Approved: Eric, James, Ann, Tad; Opposed: None; Motion carried.

Respectfully submitted,  
Ann Arens