

Sunset Cove Homeowners' Association
Monthly Board of Directors Meeting
October 20, 2011
Meeting Room of the Anacortes Library

MINUTES

Board attendees: Paul Allen, Barbara Ballentine, Don Berg, Jackie Etsell, Ted Filler, and Jim Nelson.

Members present: Bill Ballentine, Elly Nielson, Stan Singer, and Susan Singer.

Guest: Eric Johnson.

1. Call to Order and Welcome:

The meeting was called to order by Paul Allen at 7:00 p.m.

2. Meeting Minutes:

The minutes from the September meeting were read and approved as corrected by the Board.

3. Finances:

The beginning balance for September 2011 was \$11,425.55. With expenses of \$582.10 and no credits or deposits, the end of the month balance was \$10,843.45. The 2011 budget tracking report for the year so far was also submitted; both treasurer reports were approved by the Board.

4. Committee Reports:

4a. ARC – Don Berg reported that for SCE Lot 8, the change in the roof's pitch was approved and the proposed roofing material was denied. Consequently a metal roof will be installed.

4b. Landscape – Barbara Ballentine reported that all of the trimmings (from the work party in August) have been picked up. Also, the irrigation system has been winterized, and because of some noted standing water and the uncertainty as to the source or cause, next spring the system will be double-checked for possible leaks.

More light bulbs have been ordered off the internet, so all should be working soon.

Landscaping services (maintenance contracts) bids are ready to be sent out, and this year Barbara is looking to lock in for a two-year period.

4c. Publicity – Jim Nelson noted that there is nothing new to report.

4d. Audit – Ted Filler reported that the committee met tonight, right before the board meeting, and that he'll have a more detailed report ready next month.

5. Old Business:

5a. Barbara Ballentine spoke with Sharron Baggs about decorating one of the campsites at Washington Park for the "Winter Walk at Washington Park" scheduled on December 9 and 10. This year we would like to observe the festivities to see whether we'd be able to participate in the future, both in terms of volunteer time and financially.

5b. The Nominating Committee is still looking for people interested in serving on the Board of Directors; Paul Allen is working with Roy Raphael to come up with a slate of candidates.

5c. Nothing has been heard in response to the letter to the homeowner of SCE Lot 12 regarding landscaping the front of the property.

6. New Business:

6a. Budget and finances: A question was raised by Elly Nielsen as to whether we are "running in the red," since it appears from the monthly report that we may be. The answer is "no," that due to the balance carried over at the beginning of the year we are still maintaining a positive balance.

6b. The next meeting is Thursday, November 17, 2011 and is a closed meeting for the board only to review the preliminary budget for 2012. There will be no December meeting and the meeting in January will be the annual membership meeting.

6c. The meeting was **adjourned** at 7:20 p.m.

Respectfully submitted,

Jackie Etsell
SCHOA Secretary/Treasurer