

SUNLAND VILLAGE EAST ASSOCIATION
Board of Directors Meeting
September 10, 2015

Meeting was called to order by President, John Hewitt at 9:00 A.M. Present were Arden Freeman, Mary Lynn Warren, Bill Randall, Jack Grove and Manager, Lisa Titmas. Excused were Roy Braunberger and Linda Cerf.

Motion made by Mary Lynn Warren to accept the minutes of the August 13, 2015 meeting as posted. Seconded by Arden Freeman. Vote by a show of hands. Unanimous. Passed.

TREASURERS REPORT – Bill Randall

Currently, we have a **surplus or a positive net income for Operations of \$117,069.50** which includes the Bingo revenue and Bingo expenses, as well as the monthly reserve and capital allocation. On the **Reserve and Capital Fund statement**, there was the monthly budgeted reserve allocation **\$10,435.58** and a **Capital Contribution of \$3,750.00**. There were no monies spent on Reserve Expenses during the month making the total year-to-date expenditure for Reserve/Capital Statement of **\$118,189.40**. The bank accounts and investments are reconciled. As of August 31, 2015 for the Operations, there is a balance in the bank accounts and investments of approximately **\$811,846.69**. Also the reserve/capital balance in the bank accounts is **\$912,948.33**.

SECURITY REPORT – Bill Randall

For the month of August, there were a total of 90 open garage doors reported, 70 RV's, to include trailers and motor homes parked overnight on the streets. Security provided escorts to Bingo, singles and other activities.

ARCHITECTURAL REPORT – Jack Grove

During the month of August one home changed hands. A total of 15 Architectural changes were approved; there were five (5) violations, five (5) second violations and one (1) courtesy letter issued.

MANAGERS REPORT – Lisa Titmas

. **Showers** are required before entering any pools in the Village. **DO NOT BRING ANY FOOD OR DRINK, OTHER THAN WATER, AND ESPECIALLY IN GLASS BOTTLES. IT IS DANGEROUS FOR ALL.** **Directory Information's** deadline for submitting information is the end of October. **Club Inventories** are due by the end of January. **Club Bank Statements** It is required that a copy of each clubs monthly bank statement be made available to the Association office. **Acoustics Palo Verde Bldg** This year's budget provided for funding the sound concerns/improvements in the Rosewood and Oakwood Rooms. We hope to have adjustments completed by the end of this year. **Address of Record** Please be sure to provide the office with your address of record. The form is available in the office and provides the Association with a primary address to send all your official Association correspondence. **Soliciting in SVE is not allowed.**

PRESIDENTS REPORT – John Hewitt

I feel good saying this; we have had a slow, quiet month. We have a series of informative meetings coming up to totally explain a choice you have to make to change our annual meetings and elections and move them ahead by two (2) months.

It has come to our attention that there was some confusion on Bylaws 2.2.1 and 7.1.1 that were changed and printed in this months Outlook and misunderstood by some residents.

The State used the term members as a property owner. We have it right by the State, however as our community, it could be confusing so if you refer to Bylaw 1.3.11.2 and RCC&R 3.1.14, it would show it is talking about an owner.

As stated at prior Board meetings, should you have any questions, concerns or complaints, please contact our manager.

NEW BUSINESS

Approval of Exercise Lease \$1 Buy Out. MOTION was made that we approve the "buy-out" of the current Exercise Equipment lease for one dollar (\$1) per the contract terms. Motion seconded by Jack Grove. The vote by a show of hands was unanimous and motion was approved.

Appointment of Bill Strong as Nominating Committee Chairperson for the upcoming BOD Elections. **MOTION** was made by Arden Freeman to accept Bill Strong as the Nominating Committee Chairperson, seconded by Mary Lynn Warren. Vote by a show of hands was unanimous and passed.

Policy Resolution

WHEREAS The Board of Directors of Sunland Village East Homeowners Association is empowered to govern the affairs of the Homeowners Association pursuant to Article 8 of the Bylaws and:

WHEREAS, The Board of Directors is given the power to adopt rules and regulations

WHEREAS, it is the intent that this policy shall be applicable to all Owners of Sunland Village East and any editor or contributing staff members of the community newspaper. This resolution shall remain in effect until otherwise rescinded, modified or amended by a majority of the Board of Directors.

NOW, THEREFORE, BE IT RESOLVED THAT the following policy is hereby adopted by the Board of Directors any editor or contributing staff members of the community newspaper shall be required to submit Board of Director meeting minutes, stamped draft, to the publisher of the community newspaper for posting in the subsequent edition of the paper. The meetings minutes shall be published in the community newspaper no more than one month following the date the meeting minutes were taken. The two (2) exceptions to this policy are: (1) no regular Board of Directors meeting scheduled during any given month, (2) as a result of Publisher error or downed equipment. This policy supersedes any previous policy concerning this issue.

FURTHER, a disclaimer will be posted at the bottom of the posted meeting minutes stating that they are subject to change until final approval during the next regular monthly board meeting held.

Dated this 10th day of September, 2015.

Following the reading of this resolution, Arden Freeman **moved** that we approve the Policy Resolution as read effective September 10, 2015. Motion seconded by Mary Lynn Warren. Vote by a show of hands was unanimous and passed.

CONTINUING BUSINESS

The addition of two (2) new dates for Special Meeting presentations on Annual Meeting changes. SVE is proposing to change the dates of our Annual Meeting and General Election of 2016 to two (2) months later. This will make it much more convenient for residents, especially those who travel between Thanksgiving and New Years. There will be four (4) special meetings for you to learn details and ask questions. Please plan to attend. The meetings will be held in the Oakwood Room at the following dates and time: September 24th at 1:00 PM, September 28th at 10:00 AM, October 29th at 6:00 PM and November 5th at 1:00 PM. Please mark your calendar and plan to attend. Meeting adjourned at 9:38 AM.

Respectfully submitted,


Mary Lynn Warren
Secretary SVE Homeowners Association

POLICY RESOLUTION

WHEREAS, the Board of Directors of Sunland Village East Homeowners Association is empowered to govern the affairs of the Homeowners Association pursuant to Article 8 of the Bylaws and:

WHEREAS, the Board of Directors is given the power to adopt rules and regulations

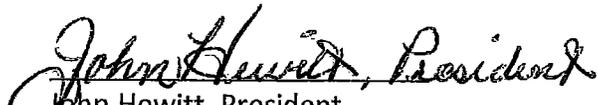
WHEREAS, it is the intent that this policy shall be applicable to all Owners of Sunland Village East, and any editor or contributing staff members of the community newspaper. This resolution shall remain in effect until otherwise rescinded, modified or amended by a majority of the Board of Directors.

NOW, THEREFORE, BE IT RESOLVED THAT the following policy is hereby adopted by the Board of Directors:

Any editor or contributing staff members of the community newspaper shall be required to submit Board of Director meeting minutes, stamped draft, to the publisher of the community newspaper for posting in the subsequent edition of the paper. The meeting minutes shall be published in the community newspaper no more than one month following the date the meeting minutes were taken. The 2 exceptions to this policy are:

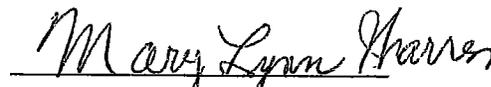
- (1) no regular Board of Directors meeting scheduled during any given month,
- (2) As a result of Publisher error or downed equipment.

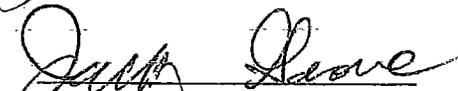
Dated this 9th day of September, 2015

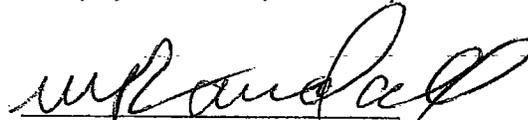

John Hewitt, President

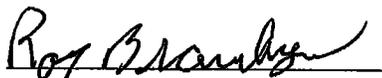

Arden Freeman, Vice President


Linda Cerf, Treasurer


Mary Lynn Warren, Secretary


Jack Grove


Bill Randall


Roy Braunberger