

BARRINGTON PARK HOA  
MINUTES OF BOARD MEETING  
October 8, 2009

Present: Thelma, Greg, Steve, Charlie, Donna and Bruce

Absent: Deloris, Roseanne, Dave and Eldon

Homeowners: Debbie Smith, Sam Scholes, Andrea & Kyle Lambrose and Ruth Kissner

Board Meeting called to order at 6:30 by Thelma.

Minutes from last meeting were approved.

Debbie Smith at 4311 Arden Ct was concerned about the renter clause in the new CC&R'S (her place is up for rent), does not want to sell, claims she didn't know that the new CC&R'S were in effect or that they had been recorded.

Ruth Kissner 1231 Norwalk, wants permission to enlarge her kitchen and add a cement pad to be laid between her unit and the unit to the east of her for parking (this would need to be voted on by all homeowners), she was told to submit written planes to the Architectural committee for the changes on the unit.

Sam Scholes (speaking for Kimberly Whitaker, the home owner) at 4308 Whitby, They wanted clarification on the boards decision, she is still requesting full amount of expenses for basement repair \$3,800.00. They were paid \$200.00 for water clean up in July other damages occurred several years ago (unknown time due to basement being finished). They need to go after prior owners or the Inspection Co. for any other expense on prior damages. She is still concerned about future water damage; two drains have been put in a French drain and a hard drain also a drain across sidewalk next to the unit. Some zero scraping may be looked at for this area/

Andrea & Kyle Lambrose at 4310 Whitby were concerned about future water damages. A French drain and hard drain have been put down the length of the four units.

### **Committee Reports:**

**ARCHITECTURAL:** Steve Walker (chair) nothing to report.

**APPEALS:** Katie Lou Nielson (chair) no appeals.

**BUDGET & FINANCE:** Donna Hagbloom (chair) passed out copies of the proposed budget for 2010 everyone will read this and vote next month. She suggested that a fee increase of \$10.00 per month be presented; board members suggested a \$10, \$15 or \$20 to be presented, with explanations of what each amount will cover.

**CC&R'S:** Thelma (chair) the new CC&R'S were recorded on September 3, 2009, 70 copies have been picked up by homeowners

**COMPLIANCE:** Dave Lewis (chair) no report (Dave is in the hospital for a heart transplant will be laid up for several months)

**GROUNDS:** Deloris Lenhart (chair) No report (absent).

**NEIGHBORHOOD WATCH:** No report. (No chair or committee).

**NOMINATING:** Carma James: Not present.

**WELCOMING:** Marilyn Long (chair) three new homeowners have moved in 4318 Arden Ct, (Steadman) 4315 Rugby Ct. (Klekas) 4311 Cromwell (Dearden).

**PARK REPORT:** Bruce went over the balance sheet and the profit and loss reports, He talked about the problem accounts, these are up \$ 2,198.87 from last month; total past due is \$ 31,090.15, there are three judgments going out, and five new liens have been started.

Job orders 122 new requests, 135 closed, 196 still open (31 unfunded).

Aeration will be completed by 1<sup>st</sup> of November.

Fall trimming started and leaf cleanup.

New sprinkler line pulled under the driveway at 1164 Norwalk.

French drain and separate roof drain installed at Whitby Ct.

Crack seal applied to all roads.

Transformer and distribution box being replaced by Rocky Power along golf course behind Norwalk.

Renovation completed at 4284/90 Winfield & 1218/22 Carlton two more ready for coating 1244/52 Thames & 1232/40 Norwalk, we are 6 weeks behind do to weather.

New underground electric line installed on Brunswick.

#### **BOARD DECISIONS:**

Park will continue to tow cars that are parked on the street after 12:00 AM till 6:00 AM, if cars are continually parked in the over flow parking areas with out a permit they will also be towed, parking in front of office is a free area for one night only.

The board approved for Bruce to pay a \$500.00 deposit to the Salt Lake Waste Landfill at the first of the year, we will run on a credit balance, this will save us \$150.00 per year for a Bond (this is required) once the deposit is used up with dumping we will pay monthly.

A file claim to Insurance Co. for water damage denied (\$7,700.00 this was the homeowner's water problem).

No unit can be rented except when owner has to leave for a time period of 30 month's due to military or a family responsibility, the unit can be rented to anyone. If a homeowner opts to leave for some reason, then an immediate family member may move in for an undetermined amount of time. All tenants must be board approved.

#### **COMPLAINTS:**

Letter will be sent about dog barking all day.

Letter from two different homeowners complaining about the noise there neighbors make (this will be noted and filed for now).

There are people walking too close to some units and making homeowners uneasy, this will be addressed later.

Meeting adjourned 8:23 PM

Next Meeting November 12, 2009 at 6:30 PM