

VALLEY WEST HOMEOWNERS ASSOCIATION
Minutes from May 24, 2011
Board of Directors Meeting
American Bank 9:00am

Directors present: Greg Stratton, President; Craig Hveem, Vice-President; Tad Tsukamoto, Secretary
Others present: Margot Barg, Wittich Law Firm; Windy Johnson, Cody Gardner and Kevin O'Brien,
Peak Property Management

1. Call to order: by president
2. Establish Quorum – quorum present
3. Approve Agenda
 - Motion to approve agenda, motion seconded, motion passed
4. Items for Discussion
 1. Introduction of Cody and Kevin with Peak.
 2. January Meeting Minutes – copy not available, bring to next meeting.
 3. Finances/Delinquent dues – reviewed delinquent dues
 4. City taxes – these are for Street & Tree Taxes and owed by association
 5. 2011 Budget/Assessments – review and discuss proposed budget
 6. Landscape Issues Durston/Ferguson Intersection – review and discuss damage to landscaping; no money to fix at present.
 7. Landscape Issues Open Space Benepe/Brenden – review and discuss, no money to fix at present
 8. Request to place bee hive in open space – discussion regarding request, board decision to not allow for liability reasons
 9. Park Pedestrian Lighting – currently both sides are okay, tad will let us know if needs attention
 10. Pedestrian Bridge Erosion – discussion and update about possible erosion
 11. Picnic Tables/Volleyball Net – motion to spend \$750.00 on 2 picnic tables and new volleyball net, motion seconded, motion passed.
 12. Set 2011 Annual Meeting Date – motion for June 30th, 2011 meeting at 10:00am at Heritage Christian School, motion seconded, motion passed.
5. Other Business –
 1. Discussion about reducing cost of snow removal – eliminating part or increasing depth before shoveling
 2. Discussion about fine schedule and late fee's
 3. Discussion about Architecture Review – need to review changes and finish amendment.
6. Adjournment – motion to adjourn, motion seconded, motion approved.

Respectfully submitted by Windy Johnson

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