

**SUNRISE MASTER ASSOCIATION
MINUTES OF THE BOARD OF DIRECTORS MEETING
November 2, 2011**

BOARD OF DIRECTORS: Present: Sloan Clack, Gloria Bauch and Tony Sims
Absent: Eric Corliss and Tom Boyle

Association Management: Angie Orr – Site Administrator

1. Call to Order

President Sloan Clack opened the meeting at 6:00 p.m.

2. 20-Minute Open Forum and Homeowner Comment Period

No homeowners were in attendance.

• Review and approval of October 12, 2011 Board Meeting Minutes

Meeting minutes are in process and will be presented at a future meeting of the Board.

3. Presidents Report

- a) 2012 Draft Budget Presentation - The draft budget for 2012 was presented to the Board for review. The Board extended a special thank you to Tony Sims and the 2012 Budget Committee. Discussion included the addition of eight new lot owners by 2011 year end, and 20 new lot owners by 2012 year end.

Motion by Gloria Bauch to approve the 2012 budget as presented. Seconded: Tony Sims – Approved: 3 / Opposed: 0

- b) CC&R Review and Rewrite Update - Sloan is scheduled to meet with the attorney next week. The goal is to have the rewrite ready to present to the homeowners at the March 2012 Annual Meeting.

- c) 2010 – 2011 Property Tax Appeals Update - The Board previously approved employing an attorney to appeal the SMA common area parcels. We are waiting for the decision from that appeal, prior to arguing the 2011 appeals.

4. Financial Information and Community Updates

- a) September 2011 Financial Information – Angie Orr presented the Sunrise Financial information through September, 2011 as previously emailed to members of the Board.

Motion by Tony Sims to approve as presented. Seconded: Gloria Bauch - Approved: 3 / Opposed: 0

- b) Projects in Progress or Recently Completed

1. Destiny Church Subdivision – No change in Pierce County Assessor Records.
2. Entrance Pond Vandalism Update – Totem Electric is scheduled to make repairs within the next week pending security protection behind the monument. SMA has received the check from the insurance company.

5. Unfinished Business

- a) Emerald Pointe – Yarrowbay Holdings – SMA office is working on scheduling a meeting with representatives with Oakpointe Builders to review their design book. We also have requested photos of other communities they have designed.

6. New Business

- a) Tree Evaluation and Recommendation - A proposal was prepared by Knotty Tree Service to remove a cottonwood tree at the corner of the community center park. The proposed cost is \$573.83, including sales tax.

Motion was made by Tony Sims to approve as presented. Seconded by Gloria Bauch – Approved: 3 / Opposed: 0

7. Upcoming Meetings:

- November 30, 2011 – 6:00 PM – Budget Ratification Meeting

8. Adjournment

With no other business to go before the Board, the meeting was adjourned at 6:40 p.m.

Approved:


Gloria Bauch, Secretary

12-21-11
Date


Sloan Clack, President