

Sun Peak Board of Trustees Meeting

April 13, 2010

7 p.m.

1. The meeting was called to order with the following members in attendance:

Dave Dubois

Val Langan

Wendy Cole

2. **Board meeting minutes.** The January 25, 2010 meeting minutes were approved unanimously.
3. **Finances.**
 - a. Balance Sheet – Brenda Lake reviewed the Balance Sheet and the Budget Versus Actual Year to Date Reports.
 - b. Dues Collection Status – There are 15 Sun Peak property owners (not including The Cove @ Sun Peak) that have not paid their 2010 annual dues. They will be sent certified and regular mail statements asking for payment by May 1, 2010 or liens will be filed on these properties. There are currently three foreclosures under way in Sun Peak. There were four but one property (Cedar Draw Estates Lot 30) was sold as a “short sale” by the bank and the back dues were paid on this property.
4. **Clubhouse Projects Update** - The interior downstairs painting has been completed and great room ceiling repaired. The other projects to be completed are a summer pool cover, a concrete pad for the pool cover roller and new playground mulch chips. These will be taken care of once the snow melts. The new cross-trainer will be installed in the clubhouse once the old cross-trainer is sold. The old cross-trainer was advertised for sale in the Sun Peak newsletter and will be sold to the highest bidder.
5. **Summer.** The pool opening scheduled for Saturday, May 22. Clean-up day is scheduled for May 15, 2010. The HOA will provide a dumpster in the clubhouse parking lot for the weekend so Sun Peak members can clean up their properties.
6. **CC&R's.** Invisible Dog Fence Complaint. The Board will go out to review the property lines at issue once the snow melts.
7. **New Business.** Dave Dubois, Trail Committee chairman, plans on having the bridge constructed for the Sun Peak trail this summer. There is \$2,000 in the 2010 budget for trail maintenance.

8. **Next Board meeting.** The next board meeting was scheduled for June 30, 2010.

9. **Meeting adjourned.** The meeting was adjourned at 7:40 p.m.

THESE MINUTES WERE TAKEN BY BRENDA LAKE.

APPROVED.

David DuBois
NAME

6-30-10
DATE