

Weatherby Homeowners Association  
October 19, 2008  
Board Meeting

Board Members Attending: Tawna Wilsey, Becky Fox, Richard Tarter  
Officers Attending: Mary Armstrong, Pat Waller  
ACC Member Attending: Ted House  
Homeowners Attending: Jodi Pugsley  
Call to order: 6:10pm  
Quorum present: yes

1. **Minutes from previous meeting** – Minutes from September Board meeting accepted with minor typing changes. M/S/P 5/0. Mary to send Aug and Tawna to send Sept meeting minutes to Kevin so they can be posted on website.

**2. Officer's Reports**

**Treasurer Report** – Notify community of \$4666.50 lawyer fees. Include notice in the Fall Newsletter (Tawna) with Profit and Loss statement (from Becky/Pat). Current checking account balance \$7,027.52. Motion to purchase another copy of QuickBooks to have 2 copies – 1 for the Treasurer and 1 for the President so that a backup copy can be maintained. M/S/P 3/0

**Presidents Report** – 2008 Fall Newsletter to be sent out soon. Worked on a fining policy.

**3. Committee Reports –**

*Maintenance committee* Craig looking into the cost of a new transformer for the lights around the waterfall. *Website committee* – Kevin still is working on password protected area on the website. He has added several new items to the website within the past few weeks. *ACC-* The secretary was handed a complete set of ACC proposed change requests. Now a full set resides with the Secretary and ACC Chairperson. Jodi P. volunteered to join the ACC. Motion to accept Jodi to the ACC committee M/S/P 3-0. Still looking for fifth member. Add request to Newsletter and Website. *Landscape committee-* Mr. Rodriguez to quote the front entrance maintenance with both grass and no grass. Nell and Landscaping committee have Board's permission to remove the bands from the trees in the entrance, come up with a proposal/cost estimate for shoring up hillside near entrance, and organize a fall clean-up. Kevin to add landscape committee email address. Ohlde has not responded to Rich's request for quote.

**4. Unfinished Business**

*Outstanding Dues* – Becky as filled a lien against the 2 homes with outstanding dues. Becky to write up Procedure documenting how to file a lien for non-payment of assessment/fines.

*Late Payment Process* – Becky and Tawna to work on Delinquent Policy. Change effective date to 12/1/2008 and make sure policy reflects interest accrual per the By-laws.

**6. New Business**

Resolutions – Resolutions 8, 9, and 10 to be reviewed and approved via email.

Motion to approve Resolution numbers 11, 12, and 13.

Fining Violation Guidelines and Procedures approved with date change from 11/20 to 11/25 – M/S/P 3-0

Rich to develop a Resolution that defines requirements on structures requiring an ACC approval fee. (e.g. Major structure, concrete foundation, etc.)

Update on ACC variances. Rich to contact homeowners who have contacted the ACC this month.

Next Board Meeting: November 16, 2008, 6:00pm, location – TBD (Connie Berner out of town.)

Meeting adjourned: 8:00pm