

Meeting Minutes
SUNSHINE ACRES PROPERTY OWNERS' ASSOCIATION
BOARD MEETING

FRIDAY, SEPTEMBER 9, 2022

7:00 PM GARDINER COMMUNITY CENTER

1. CALL TO ORDER: Kathleen called the meeting to order at 7pm

2. Attendees: Tom and Jo Powell, Annemarie Montera, Kathleen Kheen, Diane Raven, Kaye Gagnon present. Mike and Pat Moore attended on line.

3. OLD BUSINESS

- **APPROVAL OF MINUTES: JULY 8, 2022 BOARD MEETING:** Annemarie moved to accept, Tom seconded, all in favor, minutes accepted

- **TREASURER'S REPORT**
 - **DELINQUENCY REPORT UPDATE AS OF AUGUST 31, 2022:** 5.2% delinquent dues, liens are processed when dues are three years delinquent
 - **BUDGET BALLOT REPORT:** The Budget was approved with 54% of the ballots were returned - 192 yes votes and 10 no votes. Note: membership communications costs are rising; we will have another large mailing with the new

Bylaws this year. Discussion included a suggestion to modify the Bylaws to distribute electronically as an acceptable notification of Bylaws as a means to keep cost down and opt into paperless communication as official notification.

COMMON PROPERTIES REPORT

- **MBR KEYS UPDATE – Mike Williams has been taking good care of Muscle Beach Road including weed whacking and gutter clean out. Keys were distributed at Airport Day and at the storage locker. In April the gate will be locked with one (10) lock.**

4. NEW BUSINESS:

- **We need a new SAPOA roadside sign keeper, thank you for your years of service Darryl McKinley. Diane Raven and Labarto Latorra have volunteered, Thank You!.**
- **DISCUSSION ABOUT AGENDA ITEMS FOR THE UPCOMING GENERAL MEETING – Next Meeting Agenda: Tom will do a presentation on Convenance clarify so each Plat can better understand we are not an HOA and Plats nor SAPOA have design review authority. The focus will be help help members understand current standard building practice as defined as approved County Codes - there is no stick-built requirements. SAPOA will do a presentation on how to change the Convenance, include addresses when available and reiterate the process to enforce the convenance is to take issues to the courts when**

neighborly discussions cannot resolve issues. Flats will be given time to gather to select and provide an Architectural Representative's name to the SAPOA Board.

- **INSURANCE REVIEW DISCUSSION – request for quotes have been sent.**
- **UPDATE OF BY LAWS COMMITTEE MEETINGS – Proposed changes will be presented by Bruce Ellis at the October 8th, Noon meeting upstairs in the Gardiner Community Center.**

5. OTHER ITEMS: None

ADJOURNMENT –8:06 Annemarie moved, Tom seconded, all approved.