

**Westview Estates Homeowners Association
Quarterly Board Meeting**

January 6, 2016

Approved

Called to Order:

Board members present: Darlene Livermore, Janice Hays, Janie Roberts, Larry Baxter, Evelyn Epperson, Elaine Clark and Virginia Knabe.

HOA members present: Marg Wilson and Marlyn Dinsmore, Jeannie and Doug Bakaylar.

President Darlene Livermore called meeting to order at 7:00 p.m. Quorum was met.

Minutes:

The minutes of August 6, 2015 were read by Secretary Janie Roberts, approved and accepted without dissent.

Financial Report:

Treasurer report: \$18,427.56 in Checking account, \$8,366.38 in Reserve Account. All bills are paid and current.

25 Annual Dues received

Payment from Capitol Reserve Fund of \$11.41 received

Collection Status: 1 home nearing full payment of back dues and legal fees

1 home has settlement pending

3 homes in foreclosure

Social Committee:

Various get well cards have been sent.

Welcomed new resident at 3412 LVC

Home Sales pending Escrow:

1945 MCL Status unknown but in foreclosure

3455 LVC sale pending

3475 LVC received notice and summons of Bank Foreclosure – no need to reply

3487 LVC received notice and summons of Bank Foreclosure – Attny. Is reviewing for lien status.

Landscaping/Architectural:

Homes on notice for CC&R Violations listed under Business Section. Several properties pending Board Approval on projects.

Business:

Requests for action for improvements:

3483 LVC paint color and dry rot repair

3455 LVC request for kitchen garden window approved, RV cover not approved, patio cover approved, Shrub and flowering tree removal approved. Chain fence not approved.

1975 MCL storage shed and pain color approved

3406 LVC Roof replacement color non-conforming –decided not to proceed this year.

1948 MCL fence repair and awning over front door approved

3390 LVC New Roof approved

3439 LVC New Front entrance approved

1925 MCL Roof approved

3441 LVC Roof and paint approved

3463 LVC Roof approved

1985 MCL Roof approved

1988 MCL Estate issues are proceeding. Start CC&R fines for broken window, window covering, yard weeds, screen doors hanging, complaints of noise and constant revolution of people

Darlene Livermore to start developing resolution re: Lake Front Property.

Elaine Clark made motion for Committee (3 Board Members and 3 HOA members) to proceed with research on Rental Agreement. 2nd by Janie Roberts. So ordered.

Darlene Livermore announced Angie Wyant of Port & Unrein CPA, has been hired to manage our Quick Books accounting.

Good to the Order:

Adjournment:

There being no further business, meeting was adjourned by President Darlene Livermore at 8:15 p.m. and