

Wildview Ridge Homeowner's Association Board Meeting

October 8, 2002

Pam Hambly's home (Lot 24)

The meeting was called to order by Ted Becker at 6:35 PM.

Attendees - Pam Hambly, Ted Becker, Dale Peterson, and Jim Bartlett.

Agenda Topics

- **Minutes of the Last Meeting** - The July 29, 2002 minutes were amended as follows: Under the heading Well House Issues, Frank Burrow was to discuss issues with Steve Harrington of The Water Company.
- **Financial Report** - J.C. Higgins was not in attendance.
- **Homeowners and/or Guest Issues** - Bruce and Marilyn Amer dropped off some gate money to be deposited and some bills to be paid. Pam Hambly will mail to J.C. Higgins.
- **Architectural Control Committee** - Dale Peterson reported the following action:
 - Lot 36* - The request for a six-foot cedar fence and an 8x10 foot storage shed was approved. The project is to be completed by September 25, 2003.

The committee has drafted a satellite dish variance form. This form will be distributed to the homeowners whose dish is out of compliance with the CC & R's.
- **Gate upgrades** - Topic is deferred at this time.
- **Gate Closure** - Bruce Amer has volunteered to take over the responsibilities of our entrance gate. All materials, remotes, keys, literature and codes were turned over to Bruce on 09/17/02. Bruce will access what is needed to close the gate and provide a letter of instruction to each homeowner and J.C. Higgins.
- **J.C. Higgins Items** - J.C. was not in attendance so this item is deferred until the next meeting.
- **Mailboxes** - The #2 Parcel Box Key was incorrectly used and appears to have been broken off in the lock. Frank will contact the locksmith and see that repairs are made.
- **Landscaping** - Directions need to be given to our landscaping company in regards to fall clean up work. Ted will contact the Landscaping Committee to determine those instructions.
- **Well House Issues** - Bruce Amer and Jessica Adams have volunteered to spear head the construction portion of the well system upgrades. The Water Company will do all of the tank installation, system clean outs and other maintenance items. Work will be sequenced

by need. Well E (Lot 33) will be first, Wells C and D/J will be second and Well B third. Bills for excavation and concrete work have been received. Ted will call Steve Harrington of The Water Company to schedule the plumbing work. This should all be completed by the end of the month.

- **Rules Committee** - No members were present to report new concerns. Ted will contact Lori James to set up nominations for the upcoming open Board position.
- **Street Cleaning** - Lot owners need to be diligent in maintaining the streets in front of their homes.
- **Social Committee** - The ladies of our community continue to be very active with their monthly activities. The next activity will be a Bunco night on October 29 at Katherine Setterfield's home (Lot 33). Call her to reserve a spot.
- **Newsletter** - The Fall Newsletter is in the production stage and will be ready for distribution by the end of this week.
- **Annual Meeting** - The Wildview Ridge Homeowner's Association annual meeting is tentatively scheduled for Tuesday, November 19 at Mountain Meadow Elementary School. It will begin at 6:30 PM. All homeowner's are encouraged to attend. A map to the site will be included in the packet of materials homeowners will receive.
- **New Business** - Jim Bartlett raised some questions about the need for a management company and wanted to know what services we receive from our current manager. The pros and cons of outside management were discussed.

The next meeting will be on November 12 at 6:30 PM at Frank Burrow's home (Lot 1).
The meeting adjourned at 7:30 PM.

Respectfully submitted by Pam Hambly