

## Meeting Minutes

### Cinnamon Homeowners Association

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|--|--------------------|------------------|-----------|
| <b>Date/Time of Meeting:</b>   | 3/16/2019 10:05 AM | <b>Location:</b> | Rob' Home |
| <b>Present In Official Capacity (Name/Title):</b>  |                    |                  |           |
| Rob Hesler -President <del>Doug Goldman</del> -Vice President<br>Aliyah Spiller – Treasurer              Donald Domek-Secretary  |                    |                  |           |
| Others in Attendance: Debbie Hessler, Elena & Bob Cook, Patrick Irving, Frank Ruiz, Matthew Spiller  |                    |                  |           |
| <b>Agenda of Meeting</b><br>No Formal Agenda; Budget, Old Business, New Business to be discussed.  |                    |                  |           |
| <b>Discussions, Motions (Description, By Whom, Seconded, Passed or Failed vote)</b>  |                    |                  |           |
| <p>Collections starting to come in. Four check arrived. On the 15 of April, we will send out a late notice reminder. That late fees will be waived if payment in whole or part (if using the two payment plan) if postmarked by April 30. If nothing received after that, it will be turned over to the attorney for collections. Note: We will be sending a reminder to those who choose the payment option 30 days or so before the due date in September. Exact mail date TBD at a later meeting.</p> <p>Attorney wanted information on late five years of budgets, Rob responded.</p> <p>Our documents state we need to meet on a specific date. Going forward, Rob suggested we meet on that date to set a real date when everyone can make it.</p> <p>Budget presented. Once correction needs to be made, must separate Capital from R&amp;M. A.S. to make change.</p> <p>Rob: Fence discussion...All Fence will require a 30% down before starting the permit process which could take form 3-8 weeks (depends on City backlog). Rob is to check that they are not planning on doing the concrete fence along University before we commit to All Fence. All Fence is still honoring their latest estimate of \$12,035 for this job. Once we know for sure about cities intention along University, we will start the project. Rob is meeting with Steve next week regarding the issue with the fence damage behind Franks house. This is to get an estimate and if we need a permit or not to make the repair. We are thinking no permit is required for a fence repair.</p> <p>Motion made by Rob to waive a \$900.00 debit as advised by our attorneys. They collection all that they can and the remainder they negotiated as non-collectable. Elena seconded, approved by all (Time: 10:43).</p> <p>A.S. Will check if CHA is required to file taxes. As a non-profit it is believed no and we have never filed. Patrick brought up the question.</p> <p>Discussion around Franks lot. He will pay one half now on the payment plan. He is unable to build on the lot. It was suggested that possibly he look into re-plotting the property with the city into a single lot and Cinnamon Homes would recognize single property and he only be charged a single association fee (vs two currently). Overall everyone was favorable. Not an official vote. Future action TBD.</p> |                    |                  |           |

Frank will follow up with city, but was advised he must pay the association dues on the lot until such time as this is legally changed).

As a side note, A.S. to check with Attorney to see if there is any open collections on Franks lot.

**Issues:**

Car parked for two weeks in Circle 4. Tag expired. Non resident ownership. Rob to call police and get it tagged.

Another car in Circle for is for sale, Patrick advised.

Don to create a parking violation letter to be given to board members to post on illegally parked cars.

Don to try to work out parking issue entering circle 3. If fails, we will look at purchasing more paint to repaint the speed bumps and stripe the north side entrance into circle 3 with No Parking notice on payment.

We should advise private landscapers to NOT blow debris into neighbors yard or on street. We need to send out a flyer to homeowners.

Official meeting notices must be posted and MAILED to homeowners. (This is for homeowners who do not live in the subdivision (ie landlords)).

Don to check if all board members have their email registered in the group list for CHA

Lot circle 1 – Send letter that cars are driving into his lot and parking. Police have been called on several instances. He should consider securing his lot from the front. We will have a new fence put up very soon.

11:38 AM – Move to adjourn by Don, Seconded by Elena, Unanimous approval. Meeting closed.

Submitted By: Secretary: Donald Domek



