

Solar Sixplex Hoa Meeting

6-15-2023 Meeting Agenda:

- Call to Order
 - Roll Call
- Minutes
 - Last meeting was 10/27/22
- Reports
 - President's Report-
 - Secretary Report- Jacinda
 - Treasurer Report- Keith
 - Checking:22,645.74
 - Saving: \$10,370.47
 - Loan: \$69,740.63
 - Paid Skyspec \$82,000 for the deposit on 8.1.22
- Roof Project:
 - Project is Complete. It looks great!
 - We need to pay the final invoice of \$153,096.
 - Loan Info- Despite having asked for the construction loan to be extended from 6 months to a year, it was not. Therefore our loan closed and we have to reopen it to receive the last draw to pay for the remaining skyspec bill of \$153,096.
 - This information is really just for your knowledge. I am handling the paperwork side of this.
 - Siding:
 - Ron as a potential contractor to do siding. Licensed and insured \$55/hr a day of work. Will sign a contract and provide an estimate/quote
 - We have the material for most of it pre primed and stained.
 - Skylight left behind
- Old Business
 - Recycling
 - Dog poop buckets
 - Common space
 - Looking really good
 - Personal items
 - Approval of items in common areas, including yards
 - Parking
 - As mentioned before Ok to fluctuate number of cars in parking lot
 - When the number of cars need to be reduced we need to follow the one car per bedroom policy.
 - Courtney:" Ian, Phil and I, all work by 7 most mornings and have no problem parking eachother in, and leave the earliest. This leaves room for everyone else, and we also painted lines in the lot again,

which leaves room for all current cars. I just think everyone should have the ability to get to work from their home in the morning.``

- Guests parking
- Federal Pacific electrical boxes
 - Are we still moving forward with this?
 - HOA Covering sunroom box?
- Board Members- Revisit Vote
 - We need to have the following officers until HOA documents are changed.
 - President
 - Secretary
 - Treasurer
- New Business
 - HOA Dues/ Loan Payments
 - Courtney per her email “As in common practice on most condos on the mountain, the dues required should be relative to square footage. If the lower units receive/have access to less amenities, they should not have to pay the same as the larger units. Once again, as we discussed last meeting, I think an hoa lawyer would be effective and that the hoa laws need to be updated for the current situation.”
 - We voted for the roof as equal parts split 6 ways so as long as this special assessment is in place it needs to stay the same.
 - Late payments/Late payment fees
 - 2/9ths
 - Main Water Shut off leak
 - Was this fixed?
 - HOA needs to pay for this bill
 - HOA Lawyer
 - Is this something we need right now?
 - What is the cost going to be?
 - Vote?
 - Property Manager
 - Would this be a wise way to spend some money?
 - Leftover loan Money
 - What to do with the money leftover?
 - Pay towards the loan lower monthly payments by \$XX?
 - Since we have the loan should we use it to finish other projects that really need to be done such as all of the siding, The trim on the front of the house, doors, parking lot, etc..
 - Broken Windows
 - Schedule upcoming meetings
 - Set a date for the next meeting
 - December 2023
- Adjourn