

**Surprise Valley Homeowners' Association, Inc.
Surprise Valley Recreation Facility, Inc.
June 10th, 2019 Meeting Minutes**

Terry Baird (Overlook)	Present	Steve King (H/49)	Present
Suzanne Ennis (B/41)	Present	Madeline Orrock (I/39)	Absent
Gary Wiggins (C/28)	Absent	Steve Bowen (J/49) Darrin Mailowski (Alt)	Absent Present
Tom Wicher (D/37) Eldon Crockett (Alt)	Present Absent	Phil Emanuel (K/60)	Absent
Christa Schooley (E/69)	Present	Lisa Patterson (L/18)	Present
Garima Dembla (F/28)	Present	John Kirkpatrick, Manager	Present

Meeting was called to order at 6:08pm, by Tom Wicher who presided.

The Board approved the May 13th, 2019 meeting minutes. Motion to approve the minutes as written by Terry Baird, seconded by Steve King. Motion passed unanimously.

Neighborhood Manager's Report – John Kirkpatrick

- **Fitness Room Equipment:** The repair/refurbish of the treadmill has been completed.
- **Security Access Card Fees:** The Board discussed, voted and approved the proposal to raise the Surprise Valley security access card replacement fees from \$10.00 to \$50.00 commencing July 1, 2019. The new fee will be used to offset security system cost increases.
- **ACHD Drain field work:** The Ada County Highway District completed their month long repair of the Drain park between Hayseed and Settlement.
- **Yard Sale June 8th.** Good traffic, good weather.
- **A/R Report.** Delinquent 2nd quarter payments totaled 18 Homeowners. Past due notices and emails have been sent.

President's Report – Tom Wicher

- **Fence height compliance.** HO Tom Pharmer attended and reported that he reduced the height of his backyard fence to comply with CCR setback requirement. Tom said that the violation had been corrected to the satisfaction of the CCRs.
- **Bowler Park water lease update.** Tom reported that an engineer has been hired, at the City of Boise expense, who is currently evaluating the increased demand on the SV water system for the proposed Bowler Park.
- **Encroachment issues on South Bluff.** HO has taken down his back fence and landscaped beyond his property line onto City property. The City's response to inquiries is that they will not be addressing encroachment issues at this time. The board discussed how best to address the issue.

Treasurer's Report – Steve King

- With 40% of the fiscal year behind us we are in good shape income wise @48.9%, seeing some irrigation income from church and Overlook Condos
- Need some attention to water leases as we are at 0%
- Admin expenses are at 43% of budget YTD
- Invoicing issues with Hopkins addressed and closed out

- Landscape other #5010 expenses were examined and found to be properly appropriated (mainline leak, materials for community garden)
- 5311 Onsite maintenance contractor invoices reviewed, needs '25 split rail post portion to QB 5040 Only, balance to QB 5260 Pool Improvements
- Board decided all costs of pool drain work (currently in improvements QB 5260) be put in LT Acct 7000
- Still waiting for pool resurfacing quotes for our longer term budgeting/cash flow process

Landscape Report – Steve King

- Farmhouse pool ground landscaping completed. A slight cost increase incurred to incorporate drip irrigation lines for more efficient water coverage.
- Large trees staked at FH, spruces pruned up, new areas freshly barked.
- Farmhouse grounds and annual hangers for FH deck were planted.
- Amity/Surprise Way entrance and island had annuals planted for first time
- Sat pool tree overhangs were pruned back-in season pruning to commence thru SV
- Walking paths and gutter cracks were sprayed.
- Canyon Point entry and islands were again pruned and weeded.
- Community garden split rails were removed and replaced with new materials
- Significant willow wind damage cleared in several spots 6/7-Kudos to Hopkins
- ACHD draw park work completed, re sodded Thursday and Friday
- HO in Draw park behind Farmhouse MOVED a recently planted tree, to what appears to better block neighbor. This effort appears to have killed it. Neighbor was contacted in person 6/7. HO claimed they called office repeatedly. No record of such. HO may be charged if tree dies.
- Sat Pool furniture delivered and set up

CC&R and ACC Report

- Dian Berger, 5639 E. Gateway Dr; Repaint House – approved
- Mike Berlin, 5442 Farmhouse, front yard shrub planting – approved
- Laurel Chasen, 5975 Basalt, shrub and flower planting - approved

Old Business

There being no further business, upon motion duly made by Terry Baird, seconded by Christa Schooley and unanimously carried, the meeting was adjourned at approximately 7:15 p.m.