

**Surprise Valley Homeowners' Association, Inc.
Surprise Valley Recreation Facility, Inc.
January 13th, 2020 Meeting Minutes**

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

Meeting was called to order at 6:07pm, by Tom Wicher who presided. The Board approved the November 11th, 2019 meeting minutes. Motion for approval was made by Gary Wiggins, seconded by Steve King. Motion passed unanimously.

Neighborhood Manager's Report – John Kirkpatrick

- Neighborhood Meetings - to be scheduled and completed by each neighborhood rep prior to Annual Meeting on February 18th. Proxies need to be turned into office
- Annual Meeting – will be held Tuesday, February 18th at the Farmhouse. Slide show being developed.
 - Topics include – 2020 operating budget, 2019 achievements, 2020 Capital expenditures.
- Christmas Party – Thank you to Suzanne Ennis for heading up the event along with volunteers Kara Edwards and Jody Habersetzer. The event was a success with standing room only.
- Farmhouse Rental Fees – Due to increased cleaning fees, a motion to increase Farmhouse rental fees from \$79.50 to \$100.00 (sales tax included) was made by Gary Wiggins and seconded by Steve King. The motion passed unanimously. The fee increase is effective 1-15-2020.
- Eagle Scout project – The Eagle Scout collected over 600 books for the Ronald McDonald house using the Farmhouse front porch as a collection center.
- Farmhouse maintenance projects for 2020 –
 - Front steps
 - Facia and railing painting
 - Rain gutters
 - Pool projects
 - Shower pan
 - Replaster Satellite pool

President's Report – Tom Wicher

- 2020 Budget Discussion – Tom reported on the budget committees' recommendations to the 2020 budget. A motion to approve the budget as submitted was made by Gary Wiggins and seconded by Steve King. The motion passed unanimously.
- Bowler Park Update – A meeting will be held on January 16th at City Hall. The proposal includes a skate park and disk golf.
- Overlook HOA Dues – notice was sent to the Overlook Condominiums that they will be charged \$100 per quarter per Homeowner for Master HOA Dues starting Q1, 2020.

- Madeline Orrock retiring – Madeline has decided to retire from the board after many years of service. A replacement will be decided through the annual neighborhood meeting elections. Madeline is Neighborhood I representative.

Treasurer's Report – Steve King

- 2019 Financial Review Notes
 - Income at 101% of budget due mainly to higher than planned interest rate and transfer fees
 - Administration was at 103% due mainly to a prepay of Surprise Valley Insurance premiums
 - Farmhouse costs ended at 84% of budget even with extensive fitness room upgrades and installation of RING security camera for the both the Farmhouse and satellite pool grounds
 - Landscape and pool costs were 95 and 88% of budget respectively
 - Overall costs were 89% of budget, if including water lease delayed payments, the year would have ended at 95%

Landscape Report – Steve King

- Hopkins Contract
- Steve summarized the Hopkins proposal, changes in the scope of work, and the negotiations with Hopkins to reduce costs. After a discussion by the board a motion to approve was made by Gary Wiggins to approve the 3-year extension of the Hopkins landscaping Contract and was seconded by Garima Dembla. The motion was passed unanimously.
- Spring cleanup

CC&R and ACC Report

- Amaura Mitchell, 5680 S. Basalt. House addition, front porch remodel – approved.
- George Diwachak, 6324 S. Schooner Ave. remove front yard shrubs and install pavers, remove 3 back yard trees, replace back yard split rail fence – approved.
- Debbie Price, 6321 S. Schooner Ave. remove front yard Honey Locust tree – approved.
- Jenni Sasser, 5227 S. hayseed. Replace shingles – approved.

Old Business –

New Business – Next Board meeting will be conducted on February 18th, 2020 prior to the Annual Neighborhood Meeting.

Adjournment

Motion to adjourn from Christa Schooley and seconded by Gary Wiggins. The meeting ended at 7:07 P.M.

