**Surprise Valley Homeowners’ Association, Inc.**

**Surprise Valley Farmhouse**

**May 13th, 2024, Board Meeting Minutes**

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| --- | --- | --- | --- |
| Nate Roldan (A/Overlook) | Present | Steve King (H/50)  | Present |
| Joe Atalla (B/39) |  Present | Alan Kahn (I/39) | Present |
| Gary Wiggins (C/28) | Absent | Steve Jackson(J/49) | Present |
| Tom Wicher (D/37)  | Present | Franziska Goller (K/60) | Absent |
| Christa Schooley (E/69) | Absent | Kathy Reavy (L/18) | Present |
| Lance Millington (F/28) | Absent | John Kirkpatrick, Manager | Present |

The meeting was called to order at 6:03 PM by Tom Wicher, who presided.

**Approval of the April 8th, 2024, meeting minutes**

The minutes were approved by a unanimous vote.

**Neighborhood Manager’s Report**

* Accounts Receivable Report: 7 homeowners 91+ days past due, 31 past due 31+ days.
* Farmhouse painting. Depple painting completed the Farmhouse trim, deck and fitness room. Depple will begin painting the south side of Surprise Way fence mid-May.
* Pool opening and attendants: Pool is scheduled to open May 24th the Friday before Memorial Day. Four pool attendants have been hired as well as one substitute.
* Seal coat streets. ACHD will be seal coating the interior streets of SV sometime this summer. People will have to make arrangements to park their cars while their street is being seal coated.
* Compost. The City of Boise donated a load of compost next to the community garden for homeowner use. The compost was gone withing 4 days.
* Yard sale June 8th. Will advertise in Facebook, Nextdoor and the Statesman.

**President’s Report – Tom Wicher**

* Idaho Power’s work to remove the powerline extension to the well pump by the soccer field is complete. Work to repair the walking path is also complete.
* Fence repairs on the south side of Surprise Way was completed in April. Approx. sixty-five posts and 1600 ft of bottom rail was replaced. Three people have shown interest in the manager position. The applicants will be interviewed and a recommendation will be made at the next board meeting.

**Treasurer’s Report – Steve King**

* Financial Review
	+ Income
	+ \*Dues income in line, including overlook condos and irrigation
	+ \*Minor updates to Farmhouse rental numbers underway
	+ Admin:
	+ \*26% YTD on budget
	+ \*Farmhouse furnishings charge made for mini blinds in farmhouse front room
	+ \*Mailbox maintenance underway again for the season
	+ Irrigation
	+ \*Cost sharing irrigation water invoice was paid

**Landscape Updates – Steve King**

* Level pay made to Hopkins
* Leak issues being addressed in both common areas and HO sites
* Tree and Shrub Maintenance work done on Maples and Ash trees. This item is expected to exceed budget due to pending willow tree work, as a result of late season snow event
* Pool and Tennis
* No activity seen, season ramp up underway at pools
* Nothing unusual with utilities to date

**CC&R and ACC Report – John Kirkpatrick**

* Steve and Darla Christiansen, 6135 S. Schooner Pl. paint house soft white, black trim – approved
* Kevin Jones, 6144 S. Schooner pl. replace roof dark grey – approved
* Britiney Slaughter, 6111 S. Settlement Way, paint house lite grey, white trim and new front door and porch improvement - approved
* Gary and Carol Clegg, 6170 Farmhouse pl, presidential shingle – approved
* Mike Peitz, 5650 S. Schooner Way paint house lite grey – approved
* Mary Hughes, 5576 Basalt, extend backyard split rail fence to property line - approved

**Old Business**

* No old business.

**New Business** – Proposal to install a bench at the soccer field was postponed until next year.

**Next Board Meeting -** Will be conducted at 6:00 PM. June 10th, at the Farmhouse.

**Adjournment -** The meeting was adjourned at 6:49 P.M.