

Pages Place HOA Board Meeting Notes 6/2020

Held in June 2020. Five out of seven board members were in attendance at the meeting.

Below are the items that were discussed.

Communications:

Send out a letter to 1617 to remind them to send in an email for communications and sent them the welcome to the neighborhood letter.

Sent welcome to the neighborhood letter to new neighbors in unit 1638.

Financial Review/ HOA Dues:

Insurance Issues:

_____ Received Packet from Insurance Company

Real Estate:

1657 is still for sale. 1681 for sale and currently under contract. 309 is for sale. 1617 sold. 1638 sold

Rentals: We have had 2 rental moves out. 319 will no longer be a rental unit. It has been taken off the listing of rentals. Homeowners will have to re-request for approval to rent again.

325 has not yet re-rented the unit but is still approved on the list.

Common Area Maintenance/Landscape & Snow Removal:

- The unapproved landscape (rocks) for units 333/329/325 is still under discussion as to what will be done for the improvement of the property and the removal of the rocks. -approved for rocks to be removed & pavers to be put in place. - We are going to wait to address this issue.
- Purchasing rocks/boulders for the lawn to prevent people from driving on the lawn- still working on determining if needed. - we will readdress this concern in the fall of 2020
- The landscaper said that there are 4 trees that need to be removed may wait until fall to replace trees- we will wait until the fall to replace these trees.
- Edging replaced- still waiting to hear back from landscaper as to what the best solution on this will be.

Building Maintenance: / Hardscape Maintenance:

The following projects are items that need to be worked into the schedule and budget.

- 1) Wood trim painted on 1617 & 1630 - getting bid
- 2) Get pricing for painting the brown stucco on the outside of all units. Getting bid
- 3) 1653 said we haven't fixed the ceiling where it leaked. - we will check with them again to see what still needs to be fixed.
- 4) 1653 rain gutter in front of building will be checked
- 5) Resurface the Road - Review bid that we have received will schedule road to be resurfaced in July 2020
- 6) Bountiful City Electrical box- need to call the city and have them replace the cement block.
- 7) Pump in a swamp area and protecting 1653 from flooding when the swamp backs up. -solutions that were discussed are to rewire GFI outlet to a new location get a second pump in the hole. Window well installed on the west window of 1653 to protect them from potential flooding.

Modification Review

Parking Violations list/ Parking Issues

- 1)1635 need to have new permits issued to them to replace the old ones.

7. Covenant Violations

1657 received pet violation fine in January 2020

291 received pet violation fine June 2020

8. Other Projects & Other Issues

Request to move the Address numbers so they are more visible and not blocked by the lights.

Working on getting a

Working on getting Covenants reviewed-

Lighting Policy Posted

14. Webpage:

- Update meeting notes
- Secure website
- Add parking forms
- Emails
- Rentals
- permits