



PAGES PLACE HOMEOWNERS ASSOCIATION
MINUTES OF THE BOARD OF DIRECTORS 2025 PLANNING MEETING

Monday, December 2, 2024 • 6:00 PM – 8:00 PM • Centerville Library Auditorium

I. Call to Order

Current Vice President Eran Campbell called the meeting to order at 6:00 PM.

II. Board Members Present

Sarah Marie Berry

Eran Campbell

Emily Een

Matt Fike

Lindsay Kibler

Chambrey Rittenhouse

Vanessa Vasquez

III. New Business

a. The Board chose officers for 2025:

President Eran Cambell

Vice President Matt Fike

Secretary Vanessa Vasquez

Treasurer Lindsay Kibler

b. HOA responsibilities were divided among all Board members.

IV. Unfinished | Ongoing Business

a. Doors: The Board discussed the status of the wooden door replacement requirement. Homeowners have until December 31, 2024, to replace non-compliant doors. Starting January 1, 2025, a fine of \$50 per month will be imposed on any homeowner who has not completed the replacement. Emails were sent to the seven homeowners who have not yet complied with the requirement. The Board acknowledged homeowner complaints regarding this requirement and emphasized that homeowners were given two years to complete the replacement. It was noted that the majority of homeowners have complied. The Board also expressed understanding for homeowners facing genuine hardship in completing the replacement and will consider such circumstances when establishing future policies.

b. Rentals: The Board discussed ways to improve direct communication with renters. A revised rental policy and forms will be developed.

- c. Parking: The Board discussed the ongoing parking issues. Residents will be reminded of the parking policy through email, the December HOA newsletter, and the HOA website. A notification, follow-up, and fine schedule will be developed and communicated to the residents through the same channels. Solutions will be explored, evaluated, and discussed at the next regular meeting.

- d. Unit 1661 – Water Intrusion Issues: The Board received an update on the completed work. The issue appears to be resolved; however, its effectiveness will be confirmed after the next precipitation event.

V. **Next Meeting Date**

Monday, January 13, 2025, from 7:00 – 8:30 PM
Centerville Library Auditorium
45 S 400 W
Centerville, UT 84104

VI. **Adjournment**

The meeting was adjourned at 8:00 PM.

These minutes were approved by the Board of Directors.

Submitted by
Vanessa Vasquez, Secretary
December 4, 2024