

November 18, 2019
Sunburst Farms East, Inc. Regular Board Meeting

Location: 5515 E. Pershing Ave at 7:00 pm **BOD Attendees:** All Board Members in attendance with the exception of BOD Valerie Altgilbers, Lot Owner's in attendance 160,174,180

Irrigation/Bridle Paths: Jeff and Carol

- Continued work and letters out to Lot Owners to clean and clear Bridle Paths and side easements. Reviewed letters sent to homeowners regarding Bridle Path clean up. 4 Letters sent 4th letter final notice lot are will be cleaned and Lot owner billed.
- Lot 138 Riser repair, valve capped per Lot owner request. Note this in Irrigation History files for T&D report should home sell.
- Lot 169, 6-foot line repair
- Stand Pipe #6, East line approximately 3-4 feet from SP and approximately 20 feet from Riser. Norm will perform the excavation work and Greg repairs. Email to be sent to Lot owner on schedule of repairs and Greg to review with Lot owner.
- Lot 70, review of Plat Map and easement relating to trees growing on Bridle Paths. No Action at this time.
- Desiree to communicate with Norm to get a new quote to work on Bridle paths in December

Treasurers Report –

- October 2019 Recap/Financial Reports presented by Judy Nowlin. Taxes paid, slight increase in General Expense, Irrigation – 3 billings, APS (Electric for well) is down and no home sales in community. Motion made by Marco Stoppa to approve the October Treasurer report, 2nd made by Carol Smart. All BOD present approved
- Monthly legal payment to SBFE Legal Counsel. Jim Sullivan, \$4500.00, Motion made by Tom Krauch to pay Jim Sullivan \$4500 October, Carol Smart 2nd. ALL BOD present approved.
- 2020 Operating Budget reviewed, Motion made by Marco Stoppa to approve and 2nd by Tom Krauch. All BOD present approved.

Minutes

- Meeting Minutes October 21, 2019 presented by Desiree Marciniak. Motion made by Jeff Hauke to accept October 21, 2019 Meeting Minutes as presented, 2nd by Tom Krauch, All BOD in attendance approved.
- Cactus Accounting 2010 billing proposal reviewed. Additional fees to prepare and manage monthly billing rather than Quarterly to Lot owners, legal billing. Monthly Fee is \$900.00 and anything not within the scope of the agreement will be billed at \$35.00 per hour. Motion made by Tom Krauch to approve Cactus Accounting 2020 Billing proposal and Carol Smart 2nd. All BOD present approved.

Legal - N/A

New and

- Discussion relating to emails regarding Coyotes in community, referred Lot owners to COP for further direction. Reviewed new Bulk trash guidelines and specifications. Streets and Transportation addressing streets in community and will be paving in the new year.

Old Business –

- New A/C Window unit to be installed in the next few months and completion of side room to complete building storage.

Meeting Closed at 8:30 pm

