

PepperHills #2- Home Owner's Association Board Meeting  
Tuesday May 27, 2008

**Attendees:**

Kevin McNeese, Korrin Rue, William Jones, Board Members

**Call to Order at 6:30 PM**

**Agenda Items:**

Board Packet Review

New Business

Homeowner Concerns

**Financial Information: As of 5-27-08 (Now reflects 2008 budget only)**

- Total Income is \$23,222.20 for Current 2008 year
- Budget is set for \$26,250.00 for Current 2008 year
- Collected over 88.5% budget
- Ending balances for savings is \$72,920.82 as of 2008
- Customer Balance Summary is \$5,278.19
- Financials approved

**Board Business:**

- **Old Business**
  - Looking into homes that have yet to pay 2008 dues. Board reviewed due process steps. All homes have received 3 notices as of today. Confirming if 15 day demands have been sent, if so moving forward to small claims totaling \$2,180.00
    - 11450 W. Greyling Crt.
    - 11452 W. Netherland
    - 11481 W. Divide Pass
    - 11493 W. Tioga
    - 11501 W. Jalapeno
    - 11632 W. Hollandale
    - 2498 S. Canonero Way
- **New Business**
  - Letters Received
    - Visual Inspection from Blue Ribbon (Landscaping Company)
    - Email about landscape improvements board approved via email
    - Quote on berm completion for Cloverdale Berm
      - Bill gave update. Spoke to ACHD and now we need to have permission. Board to present landscape proposal.
    - CD's have been renewed for 7 months at 2.47% interest
    - Performance Review letter from Blue Ribbon on Back Flow Device. Board Declined
    - Performance Survey completed for Blue Ribbon

