

PepperHills #2- Home Owner's Association Board Meeting
Tuesday March 10, 2009

Attendees:

Kevin McNeese, Korrin Rue, Board Members

Absent: William Jones, Board Members

Call to Order at 6:30 PM

Agenda Items:

Board Packet Review

New Business

Homeowner Concerns

Financial Information: As of September 26, 2008 (Now reflects 2008 budget only)

- Total Income is \$16,921.81 for Current 2008 year
- Budget is set for \$27,880.00 for Current 2008 year
- Collected over 60.7% budget
- Ending balances for savings is \$85,568.15 as of 2009
- Customer Balance Summary is \$10,141.10
- Financials approved

Board Business:

- **Old Business (On Going Issues)**
 - Reviewed minutes from last month's meeting
 - Berm Update: Fire Marshall and City have denied our request to extend our berm. We will move to put up permanent posts.
 - 11481 W. Divide Pass owner processor
 - Still waiting on Status homes to do clean up on empty lots. Board received correspondence on 11/19 that it would be taken care of. As of today still not done.
 - 11493 W Tioga: Board sent final certified letter. Waiting for response. Will proceed small claims next month if no response
 - 2295 Riva Ridge: Still have not heard from MGM if this home is in fact in PH2. Please look into.
 - Recording issue table indefinitely. (This in regards to MGM inquiry into 2520 Canonero Way)

- **New Business (New Issues)**
 - Board will be accepting bids for permanent posts at the end of Colleen/Cloverdale
 - MGM paid State Farm \$1239.00 for condominium policy for Dec 08 to Dec 09. Board is questioning MGM about charge. Concerned we might have paid a Pepperwood Estates bill. We have currently paid \$519.00 already this year to State Farm and have only previously budget \$720.00.
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Miscellaneous Concerns:

- None

Board To Do:

- Kevin: Get started on Spring Newsletter due 3/13

Meeting Closed: 7:57 PM

Next Meeting: January 27, 2009
6:30 Jones' Residence