

Horizon Heights Condominiums
Open Board Meeting Minutes
10/21/2021

- I. Call to Order at 7:03pm
- II. Quorum Established
 - A. Board Members in attendance: Neil Boyd (P), Sterling Mateer (VP), Corbin Midgley (M@L), Kathy Fife (T), Nannette Redd (S).
 - B. Non board members in attendance: Skyler Trent (PM).
- III. Review and Revisions of Agenda
- IV. Approval of Previous Minutes
 - A. 9/16/2021 approved.
- V. Old Business Completed or Near Completion
 - A. Security Cage installed for Secondary Water System.
 - B. Pool/equipment room filter/ventilation system.
 - C. Roof Vent Seals replaced at no cost
 - 1. 3rd party inspection will be performed (not free).
 - 2. Units with interior damage will be contacted by Edge Homes.
- VI. Old Business Unfinished
 - A. Stair repair.
 - B. Drier Vent cleanup.
 - C. Dog poop resolution (tabled).
 - D. Power-washing (\$3,400 - postponed until Spring).
 - E. Century Link Internet fix for Units A, B, G, H, K.
 - 1. Century Link is dependent upon Comcast for rerouting wires into proper conduit.
 - 2. Board is having difficulty contacting the appropriate personnel with Comcast. Ask Century Link for Comcast personnel information next time Century Link is around.
 - 3. Easement agreements with Direct TV. No easement agreements with Comcast or Century Link.
- VII. New Business
 - A. Elections.
 - 1. Corbin Midgley and Sterling Mateer reelected by default due to absence of additional nominations.
 - B. CC&R revisions.
 - 1. To address leasing cap and number of pets allowed per unit and other revisions as needed and identified by board members, owners, or our lawyer.
 - C. Nuisance violations (CC&Rs 9.4).
 - 1. To be enforced by police contacts and reports and property management fines.
 - D. Building K excessive water usage.
 - 1. Meters per unit is too expensive.
 - E. Waste Management billing.
 - 1. Go to wm.com and create login. When prompted confirm address with "add this address to your account."
 - 2. Go paperless and autopay for avoidance of administration fee.
 - 3. Current bill will have a \$6.50 admin fee which WM will credit if you contact them.
- VIII. Open Forum
 - A. Further discussion regarding CC&R 9.4 nuisance violations.
 - B. Complaint regarding man in building K who yells at children.
- IX. Adjournment at 8:09pm

Signed 
Nannette Redd, Secretary