

Horizon Heights Condominiums
Open Board Meeting Minutes
11/18/2021

- I. Call to Order at 7:05pm
- 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. 10/21/2021 approved.
- V. Old Business Completed or Near Completion
 - A. Stairs 30% completed.
 - B. Fire Riser Testing Done (\$3,250.00).
- VI. Old Business Unfinished
 - A. CC&R revisions have been turned over to our lawyer to make sure they are in agreement with new laws.
 - 1. To include lease restrictions.
 - B. Nuisance violations (CC&Rs 9.4).
 - 1. Enforcing nuisance violations.
 - 2. Arbitration in front of board.
 - 3. Focus on between-unit solutions.
- VII. New Business
 - A. Motion: Accept 2022 Budget with an assessment increase to \$180.00.
 - 1. Motion by Neil Boyd and Second by Sterling Mateer.
 - 2. Motion approved.
 - a) All 5 members voted Yes.
 - B. Motion: Remove sections of fencing behind the units on Tortola which will allow easy access to the Trak area for residents of those units.
 - 1. Motion by Corbin Midgley and Second by Kathy Fife.
 - 2. Motion approved.
 - a) Neil (No), Sterling (No), Kathy (Yes), Nannette (Yes), Corbin (Yes).
- VIII. Open Forum
 - A. Stucco damage - contact Skyler.
 - B. Crime of opportunities (i.e., garage left open - easy target for thieves).
- IX. Adjournment at 7:40pm

Signed 
Nannette Redd, Secretary