

Sunriver Board Meeting Thursday, September 8, 2022

Meeting Called to Order 5:01 pm - Janet

- Board Members Present: Janet Stevenson #E 101 (Zoom), Mike Bindle #F 204, Rob Farrer # 205, Chris Rogers # D 201,
- Owner Attendees: George Weissman #E 201, Susan Coleman #A 203 (Zoom), Alyssa Holen #E 305 (Zoom)
- Manager: Gil Sherpa
- Rules review: questions to be taken at the end during designated periods, please mute your device if joining on Zoom.

Minutes from last board meeting - Janet

- No changes
- Chris moved and Janet seconded that minutes be approved as sent. Passed unanimously.

Minutes from last annual meeting - Janet

- Janet noted that final approval will occur at next summer's annual meeting.
- Rob moved and Mike seconded to tentatively approve the minutes as sent. Passed unanimously.

Items passed since last meeting - Janet

- The new Board of Sunriver for this fiscal year was passed by email vote:
 - President: Janet Stevenson
 - Vice President: Ryan Williams
 - Treasurer: Mike Bindle
 - Secretary: Rob Farrer

Financial Reports - Janet

- Reserve fund = \$151,000
- Checking account = under \$16,000
- Money market = over \$58,000
- Accounts receivable = \$28,000. The balance is high because we are still early in the month and we only have 2 owners who have balances more than 60 days old.
- P/L vs Budget for July and August was presented and Janet noted that some balances are high because of expenses placed in the wrong accounts. Otherwise fine so far.
- Mike moved and Chris seconded to accept financial reports as presented. Passed unanimously.

Manager Report

- Fire extinguishers inspected.
- Roof repairs will cost approximately \$20,000. Stuart to help with warranty.
- Chimney sweep operations for fall awaiting bids. Gas fireplaces exempt from inspection.

Old Business

- Most major projects from old board wrapped up.

New Business

- Air Conditioning Policy. Based on the request of E305, Janet reported that it would make sense to develop a policy for units wishing to install AC. After some discussion, it was decided that Mike and Chris will study the issue, considering noise and outside appearance issues, and report back at the next meeting. We might also include this in an owner survey to see how owners feel.
- New retaining walls. Gil will be contacting an engineer to evaluate all retaining walls. Mike will assist in meeting with him and the engineer.
- Reserve fund. Janet noted that our reserve fund is not earning interest and proposed exploring a move towards interest bearing account(s). It was decided to allow her to look for other options and report back to the board for their approval prior to moving the funds.

Next board meeting: Thursday, Nov. 10, 5pm MST

Janet moved and Rob seconded to adjourn the meeting. Meeting adjourned at 5:51pm.

Respectfully Submitted,
Rob Farrer, Recording Secretary