

**Sunridge at Avon**  
**DBA LiftView Condominiums**

Board of Directors Meeting  
Avon Council Chambers  
October 9<sup>th</sup> 2019 6:00 pm

1. Call to Order @6:09 pm
2. Verification of quorum-established with Phil, Tiffany, Connie, Amanda, Dave and Magdalena present. Also manager Jeff Lineback.
3. Owner Presentation-no owner requests or presentation
4. Reading for approval of:
  - 7-10-19 Minutes unanimously approved with no changes (Connie/Magdalena)
5. Financial Review
  - A/R -only one unit C309 is delinquent and will be referred to the attorney for collectitons
  - Budget Review-one month left and we are \$50k under budget with a few extra projects to be completed. Any extra funds will go to HOA reserves.
6. Manager's Report-will be doing annual inspections next week along with chinmney inspection and vent cleaning. Notes were put on all doors. Weather permitting, will try to do more painting, concret work and maybe remove some cottonwoods.
7. Old Business
  - Fire Panels-Gatekeepers installing new panels 10/16-18
  - Declarations-discussion regarding updating the declarations. Board will move forward with presenting declaratation change to a minimum 30 day rental for all non-owner occupied units. Jeff will start process and will shoot for the August annual meeting as the voting day.
  - Permits-Started registering 10/1, will start enforcement 11/1/19. All is going smoothly with great support from new company. Board unanimously approved new parking rule updated to reflect new system. Tiffany/Amanda (1/2).
  - Security Camera-testing new transmitter, works for one channel but not all the camera's. Jeff to continue to look for other solutions. We may keep the garage internet connections for the parking enforcement.
  - Cottonwoods-removed most around D building, will continue along creek in fall or next year.
  - Insurance-discussion regarding grills on deck. Board will require all units with a grill on the deck to also have a fire extinguisher present. New rule added to R/R

with Magdalena and Amanda (1/2) and unanimous approval.

8. New Business

- Landscaping-discussion regarding strategy for next year. Board will decide at January meeting if we want to continue with adding mulch/rocks/plants to entry way areas next summer.
- Solar lights on deck and outlets on deck-board discussed and would like to keep the rules the same regarding no extra lights on deck.

9. Next Meeting: January 8<sup>th</sup> 2020 6:00 pm, Avon Town Hall

10. Adjournment @ 7:26 pm