

Songbird Board Meeting Minutes

Date of meeting: November7, 2023
Location: Jessica’s house
Attendees: Claire, Jessica, Laura, Sharleen
Not in Attendance: Kerry

Fence Repair	We have received multiple quotes. Each offered different recommendations and services	Vista Home Construction has been chosen. They will stain fence and provide a 2 year guarantee. Repair will start 11/27 Cost: \$4800
Tree replacement	Tree on NW 13th was removed last year due to wind damage. Needs to be replaced. New Day Arborist has given recommendations for a tree that will not cause damage to sidewalk by roots	New tree to be planted this month
New board members	We had four people respond with interest. We asked for a brief statement from each regarding what they could bring to HOA. Two people responded. Kyle Bisch and Ryan Brouwer	We asked Ryan to be member at large until next election in early 2024. We asked Kyle to be a member of the ARC committee and help us with the exterior color pallet
Budget	We are very concerned that we do not have enough reserve money. It is estimated that we will only have a total of \$7K at the end of the year. This is the lowest we have ever been. Dues add up to \$8100 and our expenses have been \$7000. We need to raise our dues to keep up the increasing operating costs We also need to have a reserve study done but do not think we have enough money to complete that at this time.	We will need to have a neighbor meeting in December and propose new dues. We might need to have a one time assessment as well. We will need to have a vote at this meeting so we can make the adjustments in the new year. We will need to do a reserve study in the new year.
ARC applications	ARC approved the installation of permanent LED lights on the exterior of home. These	Professionally installed permanent lights that are in a matching track to house color

	are lights that are attached to the trim via a channel that is same color of the trim. They are barely visible. This change amends CCR 6.17 that states you can't keep holiday lights up more than a month after the holiday.	is allowed. These lights are hidden and barely visible in the daylight. We are not allowing string Christmas lights to stay up all year.
Email Account	The HOA email account has been hacked. We can trace it back to a IP address in UK. The inbox was wiped out. Not able to recover anything. Microsoft has disable account. Not able to send out,	Jessica will established new accounts. Each member will have own email address so we are not logging into same account. Will need to update bank, landscaper, fencer, arborist and neighborhood.
Meeting	We need a meeting before end of year to talk about due increase and the proposal to increase board number to 7	December 5th, 7pm at Claire's house. We will need to vote so everyone needs to be present.

Contact information for board:

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