

**Westview at Booth Farms Community Association
Board Meeting
January 22, 2007 at 5:30 PM – Coal Ridge Middle School**

Board Members Present:

Travis Chapman, Gary Killcoyne, Kevin Communal, Jeff Jurgena, Wendy/Kevin Gray

Foster Management Representative: Kevin Lucas

I. Call to order:

- a. The meeting was called to order by Travis at 5:46 PM.
- b. Members were present, as listed above, which constitutes a quorum of board members.

II. Open forum:

- a. One homeowner was present, but no open forum items were discussed

III. Previous Minutes:

- a. The Minutes of the Board Meetings held on October 2 were approved as written.

IV. Old Business:

- a. The Brownbelt conversion is still underway. Sidewalks have been installed and a NO VEHICLES sign will be installed soon.
- b. The possible ReCoup of prior expended costs to improve the brownbelt from the Prior Mgmt Company was discussed, with nothing definitively decided. A decision will be made at a later date upon finalization of the park by the City.
- c. The merger with Sunridge was discussed. A combined meeting is scheduled immediately following the current meeting.

V. New Business:

- a. The need for a survey to determine ownership of perimeter fencing resulted in the request to get pricing on a staked measurement of the fences. A conversation with the lawyer regarding responsibilities will also be had by Foster Mgmt.
- b. A brief overview of the current status of January Assessment collections resulted in approximately 35% of homes still unpaid. Future statements will be mailed out approx 1 month prior to the initial due date.
- c. Current homes for sale and foreclosures were discussed.
- d. Chris Couser officially submitted his resignation to the board due to travel. Faith Gutierrez was appointed to fill the position vacated by Chris Couser.
- e. An election for the Board Positions for the calendar year 2008 resulted in the following: Jeff-Pres, Travis-Treas, Gary-Sect, All other Board Members are Members at Large.

VI. Financial Report:

- a. December Financials were presented for review and were approved by the Board.
- b. Delinquent accounts were discussed. It was requested to obtain a judgment on 5959THS for the remaining balance due on the account.
- c. Covenant Violations were discussed.
- d. DRC Applications were briefly discussed.
- e. The Manager's Actions were ratified.

VII. Meeting Dates:

- a. The Next Meeting will be held Tuesday February 26th at 6:30PM at a location TBD.

VIII. Adjournment: The meeting adjourned at 6:37 PM.

SIGNED

DATE