

Greenerhills HOA

345 W 600 S, Suite 127
Heber City, UT 84032

Board Meeting - Minutes

Wednesday, July 20, 2022 at 6pm

Call to order

The meeting was called to order at 6:05pm at the offices of Bridge Street Property Management. In attendance from the board were Cindy Cossairt, Mark Adams and Laura Hunt. Owners in attendance included David Field, Brian Cossairt, Laurie Pavicic, Tom Fowler, Marilyn Fowler, Therese Sungail, Dan Sungail, Robin Snow and Lori Lawrenz. Also in attendance was Tim Jones of Bridge Street Property Management.

Owner comment period

An owner expressed concern regarding a no trespassing sign that was installed by the HOA. She read and presented to the Board a letter by her attorney. Correspondence will be handled by the HOA's attorney.

Approval of last board meeting minutes

A motion was made by Laura Hunt and seconded by Cindy Cossairt to approve the minutes from the April 20, 2022 board meeting. With all in favor, the motion carried.

Financial review

Financials as of June 30, 2022 were presented and reviewed. Most line items are coming in as expected, however, recent crack sealing was higher than expected due to rising supply costs.

ARC updates

Marilyn Fowler noted that building forms have been updated to include higher deposit amounts and changes to certain contractor protocols. Two lots under construction have requested extensions due to construction delays.

Rules and Regulations

A theft was reported at a property last month. In addition, an owner was given a warning about a helicopter that was landed in their property.

New business

The gate software has been repaired. For security reasons, the board is going to issue new codes for owners and vendors. Vendors and contractors will be given limited hours of access to the property.

Next board meeting date

The next board meeting was set for October 19.

Executive Session

An executive session was called to discuss owner specific issues or legal matters.

The meeting was adjourned at 6:45pm.

These minutes will remain in draft form until approved at the next board meeting.