

## Walnut Valley Homeowners Assoc Meeting Minutes for October 23<sup>rd</sup>, 2008

### Board Members Present:

- Anthony Allen, President
- Ken Rosengren, Treasurer, ARC Committee Chair
- Nathan Loren, Secretary
- Call to Order-Anthony called the meeting to order at 6:30pm
- Quorum was not reached. Total proxies and attendees to budget meeting was 14 total. 10 proxies in total were received. At least 35 total proxies would have been required to vote either for or against the budget.
- The 2009 Board proposed budget was ratified.
- Review of 03/11/08 last meeting agenda. Anthony reviewed the topics covered in the last meeting.
- Financial report-The Board collectively reviewed the latest YTD financials from September, 2008. Copies of the financials were distributed to the attendees. Total Revenues/Expenses as of Sept 08 are \$16,355.60 revenue vs. \$13, 317.01 expenses. Reserve account Sept balance currently at \$2303.70.
- Homeowner Input
  - There was a suggestion to look into getting speed bumps placed in the community. Nathan volunteered to investigate the possibility.
  - A homeowner was concerned about CC&R violations along P street. There are several homes for sale in this area. Inspection of this area and notice to homeowners of any violations to CC&Rs will be conducted in the next 2 weeks.
  - A homeowner brought a concern about a fence which was not closed on a property that backed up on to the greenbelt area. Previously mention had been made to the homeowner to contact New Traditions as fence was apparently existing at the time of purchase/move in.
- **Board Volunteer- Brandon Roberts volunteered for the Board. Voting for new board members was not established due to lack of quorum. Brandon's application to the Board will be on the agenda for the next Board Meeting.**
- **Adjournment** There being no further business before the Board, the meeting was adjourned at 7:20pm

Respectfully submitted:

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Nathan Loren, Board Secretary