# Senator’s Ridge HOA

# Meeting Minutes

8/12/2021

1. Call to Order

The board called to order the executive session of Senator’s Ridge HOA at 6:06 p.m. on August 12, 2021.

1. Roll Call

The following were present: Pam Detring, Shannon Bond, Loye Hutchinson, Mike Crawford, Josh Day (via phone), and Nick Desenberg.

1. Discussions with Residents

The board met with Heather Houze. Heather has volunteered to head up the Welcoming Committee. Ideas were discussed and resident left the meeting at 6:15.

1. Approval of Minutes

Minutes from the July meeting were submitted and approved July 14, 2021.

1. Treasurer’s Report

Financial report was reviewed and approved.

1. Management Company Report

All In One (AIO) Management Company report was presented by Nick Desenberg.

1. Open Issues
2. Continued discussion of repairs needed to the pool area. AIO will ask for quotes from a

pool company to check the broken pool ladders, the pool slide and structure. They will also look at the metal cover to see if there is another more attractive way to keep access to that area.

1. At this time, we have not received an update on the community website development.
2. Continued the conversation about the gates and possible privatization of roads. We will hold a townhall meeting on August 25, 2021. During this meeting the board will update the community on the timeline and any new information we have received. We will also answer additional questions from the residents. We intend to have a vote on privatization October 3-13.
3. Continued discussion about the pool cleanliness issues. AIO has been in contact with Sweetwater Pools many times this month about various issues we have been seeing and that have been reported to us. It was agreed that we need to keep the slide closed during the times where lifeguards are not present. We will look into trying to get better signage about it being closed.
4. We are still in the process of getting signs ordered for the amenities area stating is for residents use only as well as stickers for the trash dumpsters stating they are not for personal use.
5. New Business
6. A resolution was made that solar panels will only be allowed on the back of homes and placed where they are not visible from any street. The board voted 5-0 to pass this resolution.
7. Board discussed the concerns that residents have brought up about limiting the number of rental properties in the neighborhood. We looked at the number of rentals currently in the neighborhood and which of those had open violations. Comparing the number of open violations of renters vs owners, it was a small percentage. However, the board feels that limiting the number of rental homes is something we should consider. This could require a change in the covenants which would require a vote from the neighborhood. We propose to have a discussion and possible vote at the annual meeting in November.
8. Board requested for AIO to invite a representative from the landscape company to attend our next meeting and to gather some additional quotes for this service.

VIII. Adjournment

The meeting was adjourned at 7:50 p.m.

Next meeting is scheduled for September 9, 2021 at 6:00 p.m.