

**SOUTHWIND
HOMEOWNERS ASSOCIATION
ANNUAL MEETING MINUTES
AUGUST 1, 2022**

MINUTES

GUEST SPEAKER: Mayor Doug Kindig, provided an update on the dog park and the planned improvements while the park is still a temporary status. The Mayor also discussed 2 tax initiatives that will be on the ballot this November, and also discussed the 84th street improvement project.

LaVista Police officers Kinsley and Stewart also spoke and reminded homeowners to lock doors, close garage doors and don't leave valuables in the car. Ring cameras can also be registered with the Police department.

CALL TO ORDER: John Patton, President for the Southwind Homeowners Association, called the Board Meeting to order at 7:35 PM. The Meeting was held at The LaVista Community Center, 8116 Park View Blvd. Members present; Russ Zeeb, Mary Fagerberg, Sharon Bannister, Donna Peterson, Ted Brownlee, Kim Thomas, Monica Heikens, Ray Gidoni, Scott and Ann Wiczorek, Ann Eastman, Jackie Hill, Jeff Schovanec, Ardell Halverson, David Geck, Mark White, John Patten, Dale Wepfer Cindy Keffer, Allan Nelson, Marcy and Fred Echternacht, D.J. and Rose Barcal, Dawn Wetherell, Trudy Heikens, Mike and Tracy McGahan, and Bob Lausten.

Proxies submitted by; Charles Canterbury, Lynn Turco, J. Hill, Deb Sterling, Alyce Bradfield, Stephen Kovar, Don Sarton, Georgia Gregg, John Happel, Alan Poston, Shannon Wiig, Steve Drazaic, Isabel Tralec, Gwenn Lofgren, Christina Ridnour, Brenda Constant, Larry Saathoff, Richard Aken, Calvin Goding, Joan Miers, Melissa Johnson, Henry Dethlefs, Frederick Echternacht, Karen Graff, Sheradan Steffen, Marilyn Gable, Paul Ellerbeck, Vicki Fuller, Russ and Anita Hopp, and Bob Van Haute.

Beth with PJ Morgan was also in attendance.

PROOF OF NOTICE OF MEETING: Notice of the annual meeting was presented to those in attendance.

MINUTES: The minutes of the August 2, 2022 Annual Meeting Board meeting were available. A motion was made to dispense with the reading of the minutes and approve as presented, the motion was seconded and all approved.

2022-23 Budget: The 2022-23 Budget was provided and reviewed, the Board is not recommending any increases in dues. A motion was made to approve the budget as presented, which was seconded and all approved.

HOLIDAY LIGHTING: Holiday lighting will continue and the Board will look at adding additional lighting as well as maintaining.

LANDSCAPING: Islands by the library and Walmart have been updated with more drought resistant plants. The Board is currently evaluating the entrance at Brentwood and the round about however there isn't access to water or electricity. The trees were trimmed in Fall of 2021.

COVENANT COMMITTEE: As a reminder approval is needed for exterior modifications and additions. No above ground pools, sheds are allowed. Fences need approval. We are starting to see solar panel requests, which are being addressed as they come in and do require City approval.

ELECTION OF OFFICERS: John Patton and Cindy Keffer have terms that are expiring. Volunteers and nominations included; John Patton, Dawn Wetherell, and Mike McGahan. Ballots were distributed and a motion was made to dispense with voting and elect all three volunteers to the Board of Directors as the Covenants allow up to 8 Board Members. The motion was seconded and all approved.

OPEN DISCUSSION:

- a) Rentals: The Covenants do not prohibit rentals, as of right now it does not appear to be a problem, but the Board is continuing to monitor the situation and has also discussed options with the attorney.
- b) Street Signs and Mailboxes: The City is responsible for the street signs, and the mailboxes are on the list of items to do.
- c) Walking Trails: The City maintains the trails.
- d) Snow Removal/fence damage: The Apartments are the ones that are responsible for the snow removal damage to the fence.
- e) Pond by Walmart: Trash/debris collecting in the area, homeowners are recommended to contact Walmart and discuss with their manager as they will arrange the pick up of trash/debris.

ADJOURNMENT: There being no further discussion, all in attendance agreed, and the meeting adjourned at 8:14 PM.