

Sunbrook Condos HOA Meeting

Wednesday December 1, 2021

Location: 2036 Lincoln Ave. #101B – Mountain City Commercial Conference Room / 6:00 p.m.

Attendance: Mountain City Commercial and the Sunbrook Board of Directors

I. Agenda Topics

A. HOME OWNER CONCERNS:

- E2 Barking Complaints: Update and Discuss
- Satellite Dishes - *Satellite Dishes*
- X2 HVAC Roof Vent Approval
- Tamra Harris Concerns:
 - Medical waste from School and City events
 - Illegal dumping form non Sunbrook Residents - *Check w/ Econowaste*
 - MLS listings: pets allowed Listings *W/ sign - trail CAMs*
- Complaint Box
- (Open to homeowners in attendance)

B. FINANCIALS: November 30, 2021 Financial Report

Scoop

C. MAINTENANCE:

- **Snow Removal:**
 - Lawn Ranger Selected
 - Salt/Ice Melt buckets have been placed by
- **Lighting:** Take work orders for lights that are out
- **Light Post Painting:** Complete
- **Concrete Lifting/Sika Flex:** Complete
- **Gutter Cleanout:** Mike J. is working on Condo side cleanout, due to short staffing we recommend having 3rd party complete cleanout.
- **Gutter Repair/Replacement:** Review Quote from Gutter Helmet
- **Professional Tree Trimming:** Discuss Quote

*Pine tree between H&I
trim lower Bowels*

D. OTHER CONCERNS AND NOTES

- **Collections:** General update.
 - **2022 Operating Budget:** Review, Discuss and vote on 2022 Operating Budget
 - **Newsletter:** Review/Revise Q4 newsletter to be sent this month
 - **Schedule Next Meeting:** 11/03/2021
 - **Board Member Compensation:** Distribute Checks
 - (Open to board members to discuss any items that need to be discussed)
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