

## Summit Village Annual Owners Meeting

April 30, 2014

Board members in attendance: George Holland President; Andrew Bayer Vice President; Carolyn Palmer Director

1. The sign-in process commenced at 6:45 p.m. Two additional residents were in attendance for a total of five. Three additional units were represented by proxies.
2. President George Holland called the meeting to order at 7:05 p.m. Proof of notice of the meeting was confirmed by those present. He stated that the primary purposes of the Annual meeting were a) to provide any opportunity for Summit residents to ask questions and discuss issues and b) to elect directors to fill any openings.
3. The Board members reviewed the roles and structure of the various community committees – Landscaping, Maintenance, Hearing, and Treasurers. Copies of the latest Landscaping Report, Financial Report, and Resale History were distributed and discussed. The need for an assessment to pay for excess snow removal and extraordinary snow damage costs was mentioned.
4. The Board also discussed the Reserve Study that is prepared and updated periodically which forms the basis for determining the funding levels for the Capital Reserve Fund. It was mentioned that some major expenditures for replacement of roads, roofs, and decks will be occurring beginning as early as 2016.
5. During an open discussion period the following questions were asked and issues were raised:
  - a) Concern was expressed about the damage to shrubs over the winter. George informed that the Landscaping Committee is compiling a list of dead or dying plants and that we do not yet know the full extent of the losses.
  - b) A question was asked about whether there still are restrictions on types of impatient flowers that may be planted. This question will be deferred to REI and the Landscaping Committee.
  - c) A comment was made about the need for residents to do a better job of preventing recyclables like paper and cardboard from spilling and then blowing all over the neighborhood. REI will be asked to continue to police offending units on garbage pick-up day. Also REI will be asked to put another reminder in the next newsletter.

6. Jake McGuigan was re-elected to a three year term on the Summit Board. There were no candidates to fill the expiring term of Mary Fredlund. The terms of the other three directors will expire in 2015 and 2016.
7. George Holland, Andrew Bayer, and Jake McGuigan were re-elected to their current officer positions.
8. The meeting was adjourned at 8:20 p.m.