

Minutes of the Aune Annual Homeowner's Meeting

March 16, 2011

A meeting of the Aune Homeowner's Association was held on March 16, 2011.

Directors in Attendance

President Sandy Racz
Vice Pres. Not Present
Sec/Treas. Jan Hollenbeck
Admin Asst. Not Present

Members in Attendance

Norman Fallen & Karen Baker (Lot 2)	Robert & Sandra Racz (Lots 16,28)
Deb Elliott (Lot 4)	Sheri & Ron Post (Lot 15)
Stacie & Matt Thesenvitz (Lot 7)	Doug & Jan Hollenbeck (Lot 25)
Austin & Abbie Riley (Lot 8)	Eric Nicholson/Kathie Golden(Lot 39)
Cheryl Luellen (Lot 13)	Dianne Trabont (Lot 14)
Roxanne & Erik Greene (Lot 18, 39)	Ryan & Kamela Tuengel (Lot 19)
Bob * Karen Swanson (Lot 35)	

President Sandy Racz called the meeting to order at 6:35 pm. She introduced the other member of the Board, Sec/Treasurer, Jan Hollenbeck, and announced the resignation of both the Vice President, the day of the meeting, and Administrative Assistant, two weeks prior to this meeting. A packet of information was provided to all members in attendance. Sandy began with a review of the 2010 year end budget and the check register for the year, and Secretary/Treasurer, Jan Hollenbeck did a review of the proposed 2011 Budget. It was noted that the previous Administrative Assistant, Michelle Oberg, had written her March check to herself, but then resigned on March 2nd. Sandy and Jan reported to the membership that a refund was being sought for that month. At this time, the year end checking account balance is \$4,028.41. Year end contingency reserve balance is \$3,176.15. The total year end combined asset balance is \$7,204.56.

It was reiterated that the discount of homeowner's dues for last year was a one-time event and that the budget and the anticipated increased allotment we will need for retention pond maintenance would not allow us to continue the discount. Homeowner's dues for 2011 are now back to \$150.00, as they were in 2009.

President Sandy Racz asked the membership if they wanted to continue to have a Garage Sale in 2011. There was general agreement (and no indication of disagreement) to continuing the Garage Sale effort. It was agreed that the first weekend in June is when the Garage Sale will be held and Stacie Thesenvitz volunteered to head up the event.

Because of the short notice the Board received on resignations, Sandy did not have the home sales information for the year 2010, but said that she would provide the Board with information on foreclosures in the development and, in response to a question at the meeting, would try to find out how many renters are in the development.

The issue of parking on the grass was brought up and discussion followed regarding the fact that some people are not left with many options in terms of parking space. It was stated that as long as a car was not sitting on the road or on a homeowner's lawn for an extended period of time without being moved, the membership would try to work with Page Two

the homeowner's in trying to resolve an acknowledged issue of parking and keeping the neighborhood quality as high as possible.

Deb Elliott, who purchased the Coleman's home, asked if we could get a copy of the CC&R's to her so she could review the rules and also asked a question about painting her home and the process for reviewing the paint color.

At that time it was announced that the positions of Administrative Assistant and Vice President were open to the members. We received three notes indicating interest in the AA position from Kamela Tuengel, Cheryl Luellen, and Stacie Thesenvitz. None were received for the position of Vice President.

President Sandy Racz then introduced Rich Hines for a presentation to the members of what a Home Inventory Specialist is and what services his company performs, plus how the members could do the same if they so chose.

With no further questions or issues raised, President Sandy Racz adjourned the meeting at 8:30 pm.

Submitted by:

Accepted by the Board of Directors:

Jan Hollenbeck, Secretary

Sandy Racz, President