

SUNRISE HOA BOARD MEETING MINUTES FEBRUARY 12, 2024, 6PM

The Board Meeting for Sunrise Homeowners Association was held on February 12, 2024, via Zoom. Board members in attendance for the meeting were Tom Low, Cathy Cook, Dave Britton, Dehn Eisele and James Deforge. Hillary Simpson, the representative from the P.J. Morgan Management Company was also in attendance.

CALL TO ORDER: The meeting was officially called to order at 6:05 pm.

MINUTES: The January 2024 monthly meeting minutes were approved by the board.

FINANCIALS: January 2024 financials were approved by the board.

OLD BUSINESS:

Discussion was held on how to get more residents to come to the annual meeting. One idea was to have door prizes and announce that ahead of time. Board will think about it and come up with other ideas in the future.

A repeat invoice for Sprinkler System repair from August was forwarded. Hilary has contacted the company several times and is now waiting on a response. PJ Morgan has deleted from billing until the issue is resolved.

The board continues a court case against a resident who has never paid their dues. Dave Britton, the new president will sign any court documents to be filed for the HOA. He will check with our attorney about signing the latest document to be filed this week.

The new board members have been updated on the Sunrise HOA website. Hilary will update the PJ Morgan Website. Tom will send info for the update. Tom worked with Dehn and updated board@bellevuesunrise for all to get emails at once and linked to the Sunrise website so all get messages and ACR's.

Discussion was held on the possibility of moving website to platform that is more user friendly. Current website host has increased monthly charged from \$20.00 a month to \$37.50 a month. HOA.Express.com was mentioned as used by other HOA's. Tom and James will check into this further.

The city now has us on their list for snow removal for the sidewalk along 25th Street. The first snow they had snow removed the next day. The second time we had about 10 inches and it took them a bit longer. The board will monitor to make sure it is being done promptly. Homeowners need to remove snow along Calvin Street to the sidewalk along 25th Street.

We will be taking bids for lawn mowing service for 2024. Vivian Tree Service did fall cleanup along 25th Street and we will consider them for a bid. Also mentioned was Heartland Lawns by Hilary and Greenleaf Lawns by Tom. Hilary will work with Tom to get a map done of the area to be mowed and will contact these three to get bids. Also need bids for spring cleanup and monthly entrance cleanup.

The board talked about an idea for a neighborhood event. Possibly of a flea market in the park in September which will be combined with an ice cream truck that we can give out tickets to those

residents that have dues paid up to get ice cream. Tom will check with the city about permissions. More to follow.

Garage Sale date established for Thursday May 16 through Saturday May 18, 2024. We need to get new stickers done for the signs and some new signs ordered for along Cornhusker Road as a lead in. Tom will work with Hilary on the signs. We will need to get a post card done for "Save the date".

Discussion was held on sending out a letter to residents to have everyone that doesn't have an email address on PJ Morgan Appfolio to get everyone's email address so that we can use that portal instead of spending money on all the mailings and postage. Board to take this into consideration on how to contact those not using it. Hilary has a list of residents that have emails.

NEW BUSINESS:

To pay for yearly dues on line cost each household \$2.49 to pay thru the appfolio.

Next meeting for the board to be March 11, 2024, via zoom.

Adjourned at 6:55 pm