

SUNRISE HOA BOARD MEETING MINUTES SEPTEMBER 9, 2024, 6PM

The Board Meeting for Sunrise Homeowners Association was held on September 9, 2024, via TEAMS. Board members in attendance for the meeting were Tom Low, Cathy Cook, Dave Britton, James Deforge Dehn Eisele and Hilary Simpson, the representative from the P.J. Morgan Management Company.

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

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

FINANCIALS: The August 2024 financials were approved by the board.

OLD BUSINESS:

Website: No update. Transition Domain Account to new website may be \$30.00.

We still have the park reserved for Carousel's Ice Cream Truck for 2-4 on Saturday, September 14, 2024. Hilary will forward to a list of all residents and those delinquent on dues. Colored tickets will distinguish between child tickets (up to age 12) and adult tickets. Five tickets per family will be allowed. Cathy mentioned that when we have this event, we can also have people sign up for email blasts.

Dave checked with our attorney and check cost to file further paperwork against resident who has never paid their dues and now has a judgment against them but has not paid. Still owes \$3,245.00. Cost would be \$30.00 filing fee and \$300.00 to draft document for garnishment. We would need employer information or banking information. Prior board member may have info.

Tom discussed the issue about the trees along 25th Street. We have got a quote 5 five celebration maple trees and they will be planted later in September. Tom will get a check and set up date for planting.

We received our new yearly insurance statement for 2024/2025. Last year it was \$851.39 and new billing for the year is \$1,613.52. Almost doubled. Tom has contacted Dodge Partners Insurance to get a further quote and they indicated that all insurance going up so this is a reasonable request.

NEW BUSINESS:

We need to get ready for our annual meeting in November. Tom will secure date of November 14, 2024 at Calvary Christian Church. Cost is \$25.00. We will serve pizza again this year. We will need to work on the budget and get a packet of information out to all residents for 30 days before meeting delivery.

We received an email from PJ Morgan Real Estate our property manager about New Federal Regulation Requirements for HOA's on Corporate Transparency, which will cost a flat fee of \$295.00. Board members will need to provide their personal information for this form (ie copy of driver's license.. We have to confirm our if we want PJ Morgan to do it by September 30 or we have to self report by the December 31, 2024.

All approved ACR's will be responded to by President Dave Britton.

Next meeting for the board to be October 14, 2024, at 6:00 pm via TEAMS.

Adjourned at 6:35 pm