

Sommerset Association Board Meeting Minutes

January 19, 2010

1. Meeting was called to order at 7:05 by President Mark Wilcox. Present were Board members: Larry Cody, Dave Bruley, Sharon McLean, Jack Fuller, and Kevin Wanner. Missing were Marilyn Harris and Ken Frank.
2. Minutes of the November 2009 meeting were reviewed. Mark made a correction to the minutes regarding the dog kennel under New Business to indicate that “no action was taken” as opposed to the stated “request was denied” in the minutes. Larry made a motion to accept the minutes with the correction, Mark seconded, and motion carried.
3. Treasurer’s report:
 - a) Bills that need to be paid:
 - Mailing expense reimbursement to Mark Wilcox - \$164.95
 - EWB for web design - \$56.25
 - Grasshopper Lawn Service - \$285.00
 - b) Overdue Association Dues:
 - 14 notices were sent to homeowners with dues outstanding with the Neighborhood Watch letter.
 - Three of those homeowners have paid their dues
 - 11 homeowners will receive a third notice with the letter referencing the section in Policies and Procedures detailing the responsibility of homeowners to pay the dues and the ability to file liens against the property if dues are not paid.
 - Jack recommended the board review the letter verbiage before they are mailed and Mark agreed to do so.
 - c) Jack made a motion to accept the Treasurer’s report, Kevin seconded, and motion carried.
4. Old Business
 - a) *Welcome baskets*: Marilyn is still checking on possible contributions.
 - b) *Neighborhood Watch*: Nine homeowners contacted Jack expressing interest in the program. Jack contacted the West Fargo Police Department (WFPD) to further discuss the program. The WFPD have metal signs that can be installed on light poles and the entrances advertising the Neighborhood Watch. Window stickers would also be mailed. WFPD is planning a meeting for March to further discuss the program with interested home owners. Jack will contact the interested parties once the details of the meeting are finalized.
 - c) *West Entrance Lights*: Mark visited with Moore Engineering and learned the permits for the electrical work would come from the city. Mark also was in contact with a company that may be able to bore under the street to run the

electrical wire for a reasonable price, maybe even as low as \$300. Once the wiring is run under the street both sides of the entrance would have electricity and we could then proceed with designing a plan for installing lighting to dress up the west entrance signs and landscaping. Mark will continue to stay on top of this issue.

- d) *Mailbox posts*: Mark talked with Home Depot about potential discounts for mailbox posts. Discounts are only available upon application to the corporate office on purchases of \$2500 dollars or more, so essentially, we will not be receiving a discount on post purchases.
- e) *Dog Kennel*: Mark thought the homeowner requesting the kennel would be at the November 2009 meeting with samples of the proposed material for the kennel, but he did not attend, so no action could be taken at the meeting. Once 30 days had passed, the homeowner installed a 4' x 8' dog kennel. The kennel is smaller than originally requested and relatively hidden from view due to the homeowners fence. Jack voiced concern about future requests for dog kennels and noted the policies do state that one incident does not necessarily set a precedent for the entire community. Mark indicated the topic of dog kennels would be good to address when the Policies and Procedures are next reviewed in the spring of 2010.
- f) *Entrance Christmas Lights*: Sharon returned the lights she had purchased as no action could be taken for installation this year. It was noted the Board still likes the idea and we should revisit it earlier during the next Holiday season.
- g) *7th Ave Fence*: Mark indicated that with the upcoming work on 7th Ave the Board should get serious about finalizing policies and procedures for future fences along 7th Ave to address such specifics as height, material, color, etc. Jack asked for initial thoughts on the matter. Mark indicated he preferred a style similar to 9th Street: dark color, no spacing, in other words a true privacy fence. He feels each fence should have a gate to allow for easy access for mowing, staining, etc. Mark thought a no maintenance material would be competitive in cost to cedar or pressure treated material and would be optimal long term from a maintenance perspective. Larry would also like to see a maintenance free material used. Jack was OK with a maintenance free material and also felt the fence should be solid and 6' in height. The Board will discuss at the March 2010 meeting.

5. New Business

- a) *Wind Towers*: Prompted by developments in one ND town, Kevin asked if there were any restrictions in West Fargo regarding wind towers on home owner property. Mark will check to see if there is any city ordinance. It was noted that past discussions with lawyers revealed that if the city allows something but the association restricts it, then legally the association may lose on the issue. Kevin thought he would check to be proactive.

- 6. ACC Report: Kevin noted Jamie Marsh has a hot tub and other associated clutter on his driveway.

7. Additional business for the good of the order: Larry asked Mark to provide updated mailing labels for homeowners.
8. Jack made a motion to adjourn the meeting. Sharon seconded and motion carried. Meeting adjourned at 8:04.