

Somerset Village HOA Board Meeting

Spanish Fork, Utah.

April 19th, 2023. 7:00 pm.

Attendees:

- Jed Anderson
- Carlos Carvajal
- Melissa East
- Dale Larsson
- Randal Later
- Debra MacCourtney
- Kent Woffinden

Topics:

- The first fire (1277 and 1281 Somerset Drive): one homeowner will rebuild, one looks like it had undeclared renters (the involved companies are still working over this).
- The second fire (1239 and 1243 with 2970 E): it is official that 1243 let their homeowner insurance expire a few months ago.
- We agreed unanimously to contract our **real estate lawyer** to explore additional options about the fires and the affected areas, and take all the legal actions required. Confidentiality is key during the negotiations.
- Concrete leveling issues on the community: we have to follow the recommendations from the latest Reserve Study.
- Melissa East: presented a software solution (EasyHOA) that could be useful for managing the HOA. The board members are comparing it with what TPM has been building on their website. A lot has been done, but there are some key functionalities that need to be added. We are giving time to TPM to catch up with the technology.
- June 24th: the dumpsters for the yard sale. Melissa East offered herself to ask the DI and Tabitha's Way if they could provide some dumpsters too, for donations.
- Jed Anderson: the community annual meeting. He offered to provide Jimmy Jhon's sandwiches and other snacks. The board approved the budget for this. The meeting starts at 5:00 pm, and the dinner at 6:00 pm, as usual.
- Calendar: community meeting June 10th. Yard sale June 24th (**UPDATE: yard sale has been moved to July 8th**).
- Discussion: cable costs raising a little bit again. SFCN will be dropping cable altogether by 2024. So, it looks like there will be no more regular cable after 2024, streaming only.
- Discussion: lawn care and snow removal company. The board is constantly looking for bids to look for other options available in order to improve the quality of the service.
- Executive session follows.

END OF THE MEETING.