

**STARWOOD HOMEOWNERS ASSOCIATION REGULAR BUSINESS MEETING,
3/22/2017**

Location: Swalley Valley Irrigation

Call to Order: Laura Ball called the meeting to order at 7:03 pm. Present were board members: Laura Thompson-Ball, Bert Swift, Alisa Jeffries, and Steve Mulkey.. Jim Anderson, manager was also present.

Homeowners present: 6 homeowners

Minutes of Previous Monthly Meeting: February minutes approved.

Treasurer's Report: Jim gave the report. Full report on file.

ARC Report: Deb was gone.

- No approvals this month.

Pasture/Neighborhood Enhancement:

- Chris the farmer is coming back this year. He is pleased how it is looking thus far. The pump will be installed April 1st. Irrigation will start up again and we will have 30% water starting April 1st. Water management will be more critical this summer more than years past due to the spotted frog. Overall the water will be reduced 30-40%.
- Weed block will be poured on the front entrance, near picnic tables, the lawn needs to be aerated, fertilizing, the sprinkler heads on the East side need to be checked.
- The green dump is going to be burned and needs a large pile removed. Homeowners are encouraged to mulch their grass clippings rather take them to the dump pile.
- Jim is drafting a letter in regards to the green pit use and regulations.
- A brush hog will be purchased this spring and will be used to clear the brush along the pond, trails, and roads.
- Tractor discussion: The new 72" blade tractor will cut the cutting time by 50-60%. Current hours mowing the lawn is 200 hours per season, projected hours will be down to 112.5. The tractor will be purchased through operating funds.
- Motion to approve the acquisition of a John Deere Z970R Commercial Z Trek tractor and additions contained in John Deere Purchase Order #04561460 under terms as follows:
 - Total Cash Price \$15,621.00
 - Advance Lease Payment \$2,500
 - 24 monthly payments of \$382.00 monthly
 - Purchase option \$7,186
- Also, execution of the John Deere Lease agreement relating there to is authorized
 - Motion: Barry Garley
 - Second: Bert Swift
 - All in Favor

RV Storage Committee: Alisa gave the report

- 80/111 spaces are currently occupied.

Encroachment:

- The revised encroachment procedure has been revised. The board will approve in the April meeting.

Communication to and From the Board:

- A homeowner complained about receiving a letter for Christmas Lights in mid-February.

Association Manager's Report: Jim gave the report and full report on file.

Adjournment: 8:38 pm