

Minutes of the November 18 meeting of the board of directors of the Cherry Ridge Owners' Association at the Cherry Park Library.

Meeting was called to order at 6:08p.m. by President Karen Lavoie. Quorum report: President Lavoie, Secretary Jim Anderson, Nichole Kelly, apartment manager, and Sally England, property manager (by proxy). Four home owners visited.

New business:

Architectural Control Committee paint guidelines were presented and discussed. The board approved as presented. The guidelines are attached to these minutes.

The board approved an expenditure of \$1,500 to \$2,000 for an attorney to examine possible revisions for the CC&Rs as originally approved by the subdivision developers. Home owners' would be permitted to vote electronically, per the bylaws. At a future meeting guidelines for other home owners' groups are to be discussed.

The landscape committee and Sally Savidge, ACC chairman, are to get landscape maintenance proposals for 2014 from contractors other than Brickman. Brickman has advised that their fuel costs have increased and they have stated their monthly charge beginning in January will be increased 3% to \$1545. There was discussion regarding the agreed-upon work that Brickman did not perform during 2013.

Karen agreed to get contractor estimates for repair or revision of sign monument lights, which have been in disrepair. Backflow work will be performed this week. Meeting adjourned at 7:07.

Jim Anderson, secretary

ACC objectives for exterior paint

All exterior paint to a property must be approved by the Architectural Control Committee. The objective of the ACC are to keep the community attractive for the enjoyment of the residents and to maintain or improve the property values of our homes. A homeowner desiring to paint the property shall submit and ACC request form along with paint samples to the ACC. These forms can be found on the Cherry Ridge website, www.cherryridgehoa.org.

ACC guidelines for exterior paint are as follows:

1. Paint will be in harmony with the neighborhood and the natural surroundings.
2. Paint will maintain or improve property values.
3. ACC suggests the homeowner consider consulting with a local paint company for current trends in color to insure colors will improve property value.

DUE PROCESS

If a home owner does not receive approval by the ACC for their paint color the homeowner has the right to an appeal. The homeowner will request a hearing to present their request for paint color to the board. This form is located on the Cherry Ridge website. This form must be submitted to the board at least 5 days prior to the current month's scheduled board meeting.

ACC committee: Sally Savidge, Janice Wahne, Tana Tanatchangsang