

Morning Sun Homeowners Association meeting minutes

Date: November 7, 2022

Meeting start time: 7:30pm

Meeting adjourned: 9:00pm

Meeting address: Pillar Falls Elementary School

3105 Stadium Blvd, Twin Falls ID, 83301

Board members present:

Shawn Smothers: President

Paige Henderson: Treasurer

Karrie Smothers: Secretary

Clint Hostetler: Website/IT manager

Glenn Walker: Architectural review

Jeff Lippert: Landscape manager

Members stepping down

Glenn Walker

Karen Wasserstrom

Introduction of board members

Shawn Smothers

Paige Henderson

Clint Hostetler

Glenn Walker

Karrie Smothers

Jeff Lippert

Items discussed

*A call for volunteers for the board was made and several people volunteered including

Herkie Alves, Terry Cheslock, Cory Whittle, Ben Dunbar.

*Phase 10 will be released to Morning Sun HOA January 1st 2023. If anyone in this phase got an invoice for dues in 2022 you will be issued a refund or credit. Please contact Paige Henderson.

*Setbacks on property can be looked up through the city of Twin Falls.

*Walking path: All issues on the Creekside of the path are the City of Twin Falls responsibility and all issue on the other side of the path are the HOA responsibility.

Website overview

Clint went through how the website works: contacts, notices, payment portal, suggestions, concerns etc.

There were suggestions made- possibly posting information like lists of contractors and reporting out streetlights.

Finances overview

Paige discussed the budget from the last 2 years, and the proposed budget for 2023. Due to the increase in cost with landscape and many repairs needed still for 2023 there will be an increase in dues for 2023 from 125.00 to up to 200.00 per year. We continue to try to keep costs down and will be looking for ways to do this but in this economy with severe rising costs dues will go up for next year.

CC&R review

Glenn discussed a couple of articles in the Morning Sun HOA CC&R's:

Article 8.7 which discusses trailers, boats, motorhomes etc. are to be stored behind a 6 foot fence on the property. If left in the driveway or on the street the homeowner will be assessed a fine of 100.00 and if noncompliant, the homeowner will have a lien placed on their property. This will be enforced as of January 1st, 2023.

Article 6.1 which discusses building any structure on your property must be submitted in writing and approved by the Architectural Review Committee (ARC).

Questions and suggestions

*Possibly minimizing common areas with zero scaping to decrease costs with landscaping.

*Garbage cans in front of fence- not nice to look at for neighbors.

*What is the timeframe a lot can be empty before a house is built on it?

*Are the dues voted on by the homeowners or the board? Answer is: the board decides on dues based on costs projected for the next year.