

Fairway Hills Estates HOA 2021 Annual Members' Meeting Minutes
Thursday, December 2, 2021
Via ZOOM

Attendees: HOA Board Members: Patter Birsic, Lacey Compton, Allison Cook, Kathleen Juhlin, Seth Lansky; HOA Members: Jim Church, Michele Cone, Bill Davison, Tod Frohnen, Marianne Jones, Eric Juhlin, Tim Nelson

The Meeting started at 6:04 pm.

Quorum

Seth confirmed we had a quorum with the receipt of 61.5 proxies and those in attendance.

Approval of the 2020 Fairway Hills Estates HOA 2020 Annual Member's Meeting Minutes

First Motion: Kathleen Juhlin Second Motion: Allison Cook Yay 100% Nay 0%

2021/2022 Budget

In reviewing the proposed budget, there was discussion about the social budget proposed at \$3500. After input from all in attendance, it was proposed to increase the social budget to \$4,000 with the intention of having two social events, the Summer Social and some type of social with the December meeting, perhaps in someone's home. First Motion: Michelle Cone Second Motion: Tad Frohnen Yay 100% Nay 0%

Annual HOA Fee at \$200

First Motion: Kathleen Juhlin Second Motion: Lacey Compton Yay 100% Nay 0%

Nomination of Board of Trustees

Kathleen Juhlin was nominated and approved for a second 3 year term.

First Motion: Michele Cone Second Motion: Allison Cook Yay 100% Nay 0%

Open Space Dead Sage Clean Up

Seth updated the group that the remaining areas on Morning Sky Court will be cleaned out Spring, 2022. A small pile will be picked up soon on Silver Cloud Court.

Park City and View Corridor Issue

Park City, Summit County and the State of Utah offer no real support for protection of view corridors. While we could add it to our CC&Rs, it may be very difficult and expensive to enforce. The Board of Trustees will continue to monitor this issue.

Round Valley Trails

Last month we met with Park City Municipal, Mountain Trails Foundation and Summit Land Conservancy about new planned trails in Round Valley. Based on parking issues, fire danger, wildlife concerns and ecological impact, they are going to pause on the new trail and further study the issues. More to come.

Accessory Apartments

We will continue to monitor the Proposed Land Management Code Amendments Reducing Regulations for Accessory Apartments to Comply with 2021 State Legislation

(<https://www.parkcity.org/departments/planning/accessory-dwelling-units>) There is a public hearing on this topic on December 16th and all are encouraged to attend. Grass roots efforts were discussed.

The meeting closed at 7:01 pm.