

Sunset Meadows Maintenance Association (SMMA)
Architectural Control Board (ACB)
P.O. Box 12614
Salem OR 97309

October 21, 2023

Dear Homeowner:

On Tuesday, October 3rd, we held our annual meeting at Lee Elementary School. The Board wants to thank those who took time to join us and participate in your neighborhood association. The annual meeting is required by our bylaws and is where we elect our Sunset Meadows Maintenance Association (SMMA) Board for the coming year. Additionally, this is where the outgoing Board reviews the accomplishments of the previous year and proposed budget and focuses on the year ahead (the 2023-2024 SMMA budget is on the back).

We are excited to announce that Miranda Hennan will start as Member at Large, then she will transition to President and Meg Hughes will take the Member at Large position. Ray Frankel, Treasurer, Angela Shearer, Secretary, and Tony Busch, Member-at-Large agreed to continue for an additional year. Bob Nulph will continue to assist with the website.

At our meeting we covered the following accomplishments for 2023:

- Collected all assessment fees as of May 2023
- Sunset Meadows Rock Sign was vandalized, 3 letters replaced, reflective film added to all letters and original letters cleaned. Completed May 1st by Campbell Sign Co \$457
- SMMA Board Meetings met six times via Zoom, plus emails for the ACB
- ACB continued to review requests for changes to house color/landscaping/shed and solar panels. Notified homeowners and management companies of R&RC violations.
- Web Page; www.sunsetmeadowssalem.com now has two years of SMMA Board meeting minutes, budgets and letters to homeowners added to the R&RC's, Declaration for SMMA and the Community Recourses (Who to Call City of Salem)
- National Night Out held on August 1st, 2023.
- Now Mailing Welcome Letter and a copy of the R&RC's to new homeowners .
- Spring Newsletter mailed May 2023.
- In April \$6,000 moved from the Reserve Account to a 7-month CD @ 4.15%
- Purchase a new laptop to replace the outdated laptop that was purchased in 2013.

President's Proposal for 2024:

- Annual assessment unchanged at \$110, \$100 if paid by 12/31/2023. Approved by property owners present. Invoices will be mailed out in mid-November.
- Continue to build our reserve account, currently \$11,557.64 (includes the CD)
- Bark mulch to the front and replace 5 to 7 ornamental grasses.

As a reminder, any changes to the front of your property (i.e., changes to the exterior color, addition to your home, significant changes to the landscaping, etc.) need to be approved by the ACB. No vehicles in disrepair, trailers, RV, boats or motorcycles may remain in the driveway or street for more than 24 hours. Garbage and recycling receptacles must be reasonably screened and behind the front of the home except for the day of collection. If you are a landlord or property management company, please inform your tenants of the R&RC's, especially the above items.

Thank you for your cooperation and assistance in helping to keep OUR neighborhood beautiful and property values up.

The 2023/2024 SMMA Board
Email: smma.salem@gmail.com