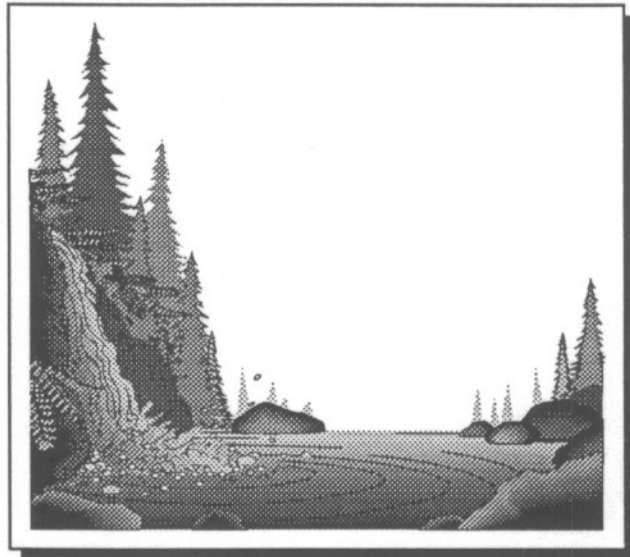


Silver Springs Single Family Homeowners Association

Agenda

December 13, 1993



Welcome to Trustees

Establishment of the Agenda

Review of current legal status

Selection of 1994 Board of Trustee Leadership

Fred President
Harley Vice President
Marion Secretary
Rick Treasurer

Standing Committee Chairs

Linda Welcome and Hospitality
Ron & Polly CC&R Review
Bob Master Association Representative

Establishment of Ground Rules and Norms

Mission and Objectives

New Business Discussion

Review of Action Items

Adjourn

SILVER SPRINGS SINGLE FAMILY HOMEOWNERS ASSOCIATION

December 13, 1993

In attendance: Ron Yokubison, Rob Carson, Fred Stayrook, Rick Klein, Cindy Gordon, Harley Paulson, Marion Boland

The meeting began at 7:00 p.m.

Election of Officers

President - Fred Stayrook
Vice President - Harley Paulson
Secretary - Marion Boland
Treasurer - Rick Klein

Welcoming Committee:

It was decided that the welcoming committee would serve the purpose of introducing new homeowners into the community and perhaps give them ideas of the heating and water costs, shopping, and gather brochures regarding activities and organizations around town. The welcoming committee would review the expectation of homeowners and CC&R's with the new homeowner.

Cindy Gordon was nominated as chairperson to the committee and she accepted.

CC&R Review Committee:

The board generally agreed that there is confusion regarding the wording of the CC&R's. It is very difficult to define the wording of the CC&R's, particularly regarding the Petrarca situation.

The objective of the CC& R review committee is to review the CC&R's. The CC& R's were created in 1979. Amendments to the CC&R's were filed in 1979, 1981, 1982, 1985, 1985 and finally 1992.

Ron Yokubison and Polly Reynolds were nominated to co-chair the committee. Both accepted the nomination.

Items regarding Master Homeowners Association:

Fred informed us that the following items are of the silver springs single family homeowner's association concern:

- lake park access to the lake
- ongoing completion of lake and tennis courts
- south shore development of park areas

Harley Paulson nominated Rob Carson to be the board representative on the master's association and Rob Carson accepted.

Establishment of ground rules and norms

Norms - how we treat one another

Ground rules - impact the effectiveness of the board.

Fred distributed a copy of the boards' list of norms and ground rules used effectively in the past year.

Mission and Objectives

Harley Paulson will facilitate the establishment of ground rules and norms to be decided by the present board at the January meeting. It was decided that the board needs to come prepared to the next meeting ready to discuss the missions and objectives of the present board.

Each board member will attend the January meeting with 3 written items.

New Business Discussion

Rick Klein discussed how we need to be more involved with Summit county. We need to coordinate a board representative to be present at county meetings.

A discussion regarding the board's mail delivery evolved. We need to see if it is possible to get a mailbox at the Blue Roof Market for Silver Springs homeowner's board mail therefore eliminating the confusion and tardiness of picking up mail in Park City at the PO box.

Fred briefly reviewed the evening's agenda items and reminded all board members that the next meeting would be a review of mission statements facilitated by Harley.

The meeting adjourned at 8:50.