

**SWEETWATER RIDGE HOA, INC.  
BOARD OF DIRECTORS MEETING  
DECEMBER 22, 2009 at 6:30 PM  
CLUBHOUSE**

**AGENDA MONTHLY MEETING**

1. CALL TO ORDER
2. CERTIFICATION OF QUORUM
3. PROOF OF NOTICE OF MEETING
4. APPROVAL OF MINUTES
5. SWR FINANCIAL REVIEW
6. MASTER ASSOCIATION DOCUMENT REVISION
  - a) Resident Voting
7. STATUS OF LAKE EQUITY "REORGANIZATION PLAN"
  - a) Title to Clubhouse Property
  - b) Common Property Title
8. SWR/CHATEAU SHARED USE AGREEMENT
  - a) Meeting with RAC Board and Attorneys
  - b) January payment for Operating Expenses
  - c) Billing to Bank and Clubhouse Memberships
9. PARKING ON LOWER LEVEL OF FOUNTAINBLEU
10. LANDSCAPE CONTRACT
  - a) Irrigation Problem
  - b) Fertilizer and Pest Control
  - c) Landscaping East Side of Chateau Pineway
11. CLAYTON & McCULLOCH DOCUMENT REVIEW
  - a) Rules and Regulations
12. ITEMS OF INTEREST:
  - a) Mowing of Vacant Lots
  - b) Storage of Equipment and Parts
  - c) CPA Proposal - Arrington Co.
  - d) McCue Audit
  - e) Disposition of Firewalls
  - f) Master Board Resident Directory
  - g) SWR Resident Directory
  - h) Home Fire Extinguishers
13. Status of Resident Liens and Foreclosures

14. OPEN FORUM

15. ADJOURNMENT

NEXT MEETING TO BE HELD JANUARY ANNUAL MEETING JANUARY 19, 2010, AT THE  
SWEETWATER CLUBHOUSE