

MINUTES

**UTAH
Residence Lien Recovery Fund Advisory Board**

MEETING

Meeting Minutes March 14, 2007

**North Conference Room – 8:15
Heber Wells Building
Salt Lake City, UT 84111**

CONVENED: 8:15

ADJOURNED: 9:00

**Bureau Manager:
Board Secretary:**

Dan S. Jones
Ann Naegelin

Board Members Present:

Karyn Bunnell, Chair
James Havell, Vice-Chair
Joanne Martin
Allen Nielson
John Erickson
Jeff Richards

Board Members Absent:

Merlin Taylor

Guests:

Jeff Fullman, homeowner
Sandy Fullman, homeowner
Chris Hill, attorney
Craig Lawson

DOPL Staff Present:

Program Coordinator, Rich Oborn
AAG, Tony Patterson
Program Specialist, Dane Ishihara
Claims Examiner, Karen Campbell
Division Director, David Stanley

TOPICS FOR DISCUSSION

DECISIONS AND RECOMMENDATIONS

ADMINISTRATIVE BUSINESS:

Mr. Oborn gave each Board member an article that addressed the changes to the construction law during the 2007 legislative session. He explained the changes that affect the Lien Recovery Fund.

APPROVAL OF FEBRUARY BOARD MINUTES:

Ms. Martin made a motion to approve the minutes as written. Mr. Havell seconded the motion. Motion carried with a unanimous vote.

APPLICATIONS FOR CERTIFICATE OF COMPLIANCE:

1. Uncontested Applications – Recommended for Approval & No Explanation Required
 - a. AEGJFL001 J F Lanvers v Aegis Management LLC dba Concrete Design Innovations – Rich / Mr. Havell made a motion to approve. Ms. Martin seconded the motion. Motion passed by unanimous vote.
 - b. ALTPRE001 Melissa & Russell Pressley v Alta Vista Homes LLC – Rich / Ms. Martin asked to be recused. Mr. Erickson made a motion to approve. Mr. Nielson seconded the motion. Vote was five in favor. Ms. Martin did not vote. Motion passed.
 - c. AMEJAC001 Craig Jacobsen v American First Builders Corporation – Karen / Mr. Havell made a motion to approve. Ms. Martin seconded the motion. Motion passed by unanimous vote.
 - d. AMEKOS001 Erhard Kossin v American First Builders Corporation – Karen / Mr. Havell made a motion to approve. Ms. Martin seconded the motion. Motion passed by unanimous vote.
 - e. AMEMCQ001 Scott McQuarrie v American First Builders Corporation – Karen / Mr. Havell made a motion to approve. Ms. Martin seconded the motion. Motion passed by unanimous vote.
 - f. ASHDON001 Robert M & Rita J Donaldson v Ashton General Contractors Inc – Karen / Mr. Havell made a motion to approve. Ms. Martin seconded the motion. Motion passed by unanimous vote.
 - g. MARSCO002 Patricia Martini v Scotland Construction & Development Inc – Karen / Ms. Martin asked to be recused. Mr. Erickson made a motion to approve. Mr. Nielson seconded the motion. Vote was five in favor. Ms. Martin did not vote. Motion passed.
 - h. RACFRA001 Joel Rackham v Francis Built Custom Homes Inc – Karen / Mr. Havell made

a motion to approve. Ms. Martin seconded the motion. Motion passed by unanimous vote.

2. Uncontested Applications – Recommended for Approval & Explanation Required
 - a. FULLDC001 Jeffrey & Sandra Fullman v L & D Concrete LLC – Karen / Ms. Campbell gave a brief explanation of this application. Ms. Martin made a motion to approve. Mr. Richards seconded the motion. Motion passed by unanimous vote.
 - b. WHISCO001 Jesse D & Tiffany Whitney v Scotland Construction & Development Inc – Karen / Ms. Martin asked to be recused. Ms. Campbell gave a brief explanation of this application. The Board discussed some issues regarding this claim. Mr. Havell made a motion to approve. Mr. Nielson seconded the motion. Vote was five in favor. Motion carried. Ms. Martin did not vote.
 - c. ANDBLA001 Marshall Andrew v Blade Leigh Construction Inc - Karen / Ms. Campbell gave a brief explanation of this application. Mr. Jones, attorney for the homeowner, explained why the contractor was paid so much in advance. The Board asked for an explanation of the upgrades. Mr. Nielson made a motion to approve. Mr. Havell seconded the motion. Motion passed by unanimous vote.
 - d. MOULAW001 Craig Lawson v Stonaker, Inc - Karen / Mr. Oborn gave a brief explanation of this claim. Mr. Richards made a motion to approve the application. Ms. Martin seconded the motion. Motion passed by unanimous vote.
 - e. SUTFIN001 Quinn Sutton v The Finish Specialist - Rich / Ms. Martin asked to be recused. Mr. Oborn gave a brief explanation of this application. Mr. Havell made a motion to approve. Mr. Richards seconded the motion. Vote was five in favor. Mr. Martin did not vote.

INFORMAL CLAIMS FOR REVIEW:

1. Uncontested Claims – Recommended for Approval & No Explanation Required
 - a. LRF-2006-1228-01 Formco Inc v Vision, A Design and Build Company LLC (Phillips) – Dane / Ms. Martin made a motion to approve the claim as the Division has recommended.

- Mr. Richards seconded the motion. Motion passed by unanimous vote.
- b. LRF-2006-1228-02 Labrador Construction Inc v Vision, A Design and Build Company LLC (Schwing) – Dane / Ms. Martin made a motion to approve the claim as the Division has recommended. Mr. Richards seconded the motion. Motion passed by unanimous vote.
 - c. LRF-2007-0105-01 Burton Lumber & Hardware v Ostmann Corporation (Smith) – Dane / Ms. Martin made a motion to approve the claim as the Division has recommended. Mr. Richards seconded the motion. Motion passed by unanimous vote.

Note: These minutes are not intended to be a verbatim transcript but are intended to record the significant features of the business conducted in this meeting. Discussed items are not necessarily shown in the chronological order they occurred.

April 11, 2007
Date Approved

Karyn Bunnell
Chair Residence Lien Recovery Fund Advisory Board

April 11, 2007
Date Approved

Rich Oborn
Residence Lien Recovery Fund Program Coordinator