

Summary of Minutes

April 27, 2016

MEMBER PARTICIPATION

It was reported that someone has put a "For Rent" sign on one of the slopes. The Board will contact the owner to remove the sign. There is another home where the renters have 4 dogs that are barking continuously. The owner was instructed to let the Board know about these alleged violations so that the Board can send the owners a letter if the violation is verified.

FINANCIAL REPORT

- A. Review Financial Statement** - The financial statement was reviewed. There is \$124,550 in the operating account, plus another \$42,000 in the Reserves.
- B. Delinquent Accounts** – We have two owners that are excessively delinquent. We have filed Small Claims action against these two owners. The Association has a limit of \$5000 in Small Claims.
- C. Digitizing Association Files** – There are 5 boxes of documents that need to be scanned for the archives. A cost estimate will be presented for this work at the next meeting.

MAINTENANCE REPORT

- A. Irrigation Controllers** – At the last meeting there was a report about 2 irrigation controllers that were not working. One of the Board members looked at both and found that only one needs to be replaced and the cost should be only a couple of hundred dollars rather than the \$1500 estimate from Pro-Scape. The other simply needed to be cleaned.
- B. Renovation of Entry Monument Areas** – It was reported that the signs are done and there has been a lot of positive feedback from the owners about the new signs.

COVENANTS/ARCHITECTURAL REPORT

The Board discussed the need to update the ARC application to include information on the properties that have zero lot lines.

MEMBERSHIP & SOCIAL REPORT

Newsletter – Discussion on articles for an upcoming newsletter.

UNFINISHED BUSINESS

- A. Board Elections in June/Set Annual Meeting Date** – A letter was distributed to all residents and mailed to local owners who do not live in the community soliciting candidates for the Board elections. The Board discussed having the Annual Meeting on June 22nd., which would be the date of our regular Board meeting. Notice of the Annual Meeting will be sent out around June 1st.

NEXT MEETING: Wednesday, May 25, 2016 at 6:30 p.m. at the Lomas Santa Fe Country Club.