

Summary of Minutes

January 25, 2017

FINANCIAL REPORT

- A. Review Financial Statement** – We currently have about \$123,089 in the bank.
- B. Delinquent Accounts** – There are still the two long term delinquent accounts. There are a few people who have not paid the last assessment. Follow up letters are being sent to these owners.

MAINTENANCE REPORT

- A. Slope Renovation Project Bids** – It was reported that the Board met with 4 landscape architects on 1/23/17 to review their bids. Discussion. The Board approved a committee to meet with their first choice of contractors for negotiations. If these negotiations are not fruitful, then the Board authorized the committee to go to their second choice contractor.
- B. Tree Trimming/Removal Bids** – It was reported that we received 3 bids for this work. The Board awarded the contract to Zuniga Tree Service.

COVENANTS/ARCHITECTURAL REPORT

- A. Variance Request for 1547 Santa Sabina for Fence** - The owner is requesting a variance to allow him to install a fence at the bottom of the slope behind his home. He is the only one in our Association that can see his slope. The slope is completely dead at this time and does not appear that it has been maintained for many years. He would then plant and irrigate the slope using plants that are fire safe and drought tolerant (with Board approval). The Board members would like to look at the lot before they vote on granting this variance. This matter is tabled until the next Board meeting.
- B. Develop Easy to Access List of Construction Projects Approved in the HOA** – Board members have been discussing coming up with some type of list of construction projects that have been approved by the Architectural Committee that the Board members can access so they know what has been approved. This could be posted on the website.

MEMBERSHIP & SOCIAL REPORT

- A.** We have received some of the tenant information forms back from owners.

UNFINISHED BUSINESS

- A. Scanning Historical Documents** – All of this work should be done by the end of this month. All the documents will be searchable, with access to the Board members only.

NEW BUSINESS

- A. Reimbursement for Contract Workers Christmas Gift** – The Board approved giving the landscape workers Christmas gifts and reimbursed the Board President who secured the gifts.
- B. Drains Emptying onto Association Maintained Slopes** – A letter was sent to an owner regarding drain lines that were installed in the yard and drained out onto the Association maintained slope. They were asked to remove these drains.

The Board met in Executive Session immediately following the meeting to discuss two lawsuits pending against the Association.

NEXT MEETING: Wednesday, Feb. 22, 2017 at 6:30 p.m. at the Lomas Santa Fe Country Club