

Property Owners Association of Tierra Santa

Minutes of Board Meeting

June 11, 2013

The meeting was called to order at 6:30 by President Anne Charlton.

Members present were Rusty Dargel, Mario Gonzales, Roy Ochoa, Erik Jackson, Matt Loewen, Norma Wilson, and Bob Woodlock. Dennis Slavin was absent.

There were no public comments.

The minutes were approved as emailed.

Treasurer's monthly report:

Beg. Balance for May	\$105,713.33
Expenses	9,694.77
Deposits	9,056.91
Ending Balance for May	\$105,075.47

She noted that expenses were low because both JCrew and the lawyers were not included.

The board approved the expense of \$697.50 for a new pump purchased since the last meeting.

Reports of Committees:

ACC: Roy Ochoa reported that the committee had approved fence plans for Erik Jackson, but denied a storage shed. He also reported that Monica Vanderveer was building her fence outside of her property on common area. He suggested no action be taken.

Building and Grounds: Johnny Cavazos was present to answer questions regarding the late/poor job done on the mowing. He answered several questions and stated it would not happen again. He said he would add an employee to be sure. He also cited the recent rains as a factor in getting behind. The committee also reported that Jerry Wilson had replaced the lights at the pool and several stop signs.

Covenant Restrictions: Bob Woodlock and his wife, Kate, did the inspections. She was present to discuss their findings. Besides garbage cans, the major problems were a boat, and truck parked on a lot with rubbish around it. Letters were sent out by Norma Wilson. Bob stated that they would do inspections every other Sunday.

Pool Committee: Matt Loewen reported that the pool man was asked to fix the pool lights. A lock on the breaker box would need to be opened. He also reported on the new pump. He said he had talked to Rainbow about the bad board in the playset. Rainbow the lifetime warranty is only if you have it sealed every year, which we have not done. They will try to get the boards replaced, but they suggested we seal the set as soon as possible. Matt will do this. Erik offered to help him.

Finance Committee: A new chairman was needed. Matt Loewen nominated Erik Jackson. Erik accepted the role. He will work with Dennis Slavin. He can also ask non-board members to be on the committee.

Communications: Roy Ochoa will handle the contacts from the website for the time being.

Security: Norma showed a new POA business card that will be given to cars that do not have stickers. They will have to contact her.

New Business:

Loss of two new board members. Phil Leonhardt and Brian Humphreys have both resigned from the board. Anne stated she would not appoint new members at this time.

Executive Session: Norma reported that certified letters had been sent to home owners owning large balances. She also reported that the letter from the lawyers to the bank managing the house in Bella Vista had made an impact. Men were repairing the pool cover, and the fence people were supposed to be coming.

Next meeting: August 13, 2013. We will skip the July meeting unless an issue requiring attention comes up.

The meeting was adjourned at 7:20.

ac