



MINUTES

Tuesday, October 13, 2015, Tierra Santa Pool Room, 7:00 pm

Board Members Present: Rusty Dargel, Norma Wilson, Dennis Slavin, Larry Henry, and Hannah McCann

Board Members Absent: Roy Ochoa

President Dargel called the Tierra Santa Board of Directors Meeting to order at 7:00 p.m.

Welcome

President Dargel welcomed the Board Members to the monthly meeting of the Tierra Santa Board of Directors meeting.

Public Comments

No public comments.

Approval of Minutes

A **motion** was made to approve the minutes of the September 8, 2015 Board of Directors Meeting. The **motion** was seconded and carried.

Treasurer's Report

The Treasurer reported the POA had an opening balance of \$72,707.04; had incurred expenses of \$12,509.39; had made deposits of \$9,233.05; and, closed the month with a Net Operating Balance of \$69,430.70. The Reserve Account Balance was \$65,124.07. The combined total of the Net Operating and Reserve Account was \$134,554.77. A **motion** made to approve the Treasurer's Report as presented was seconded and carried.

Committee Reports

Architectural Control Committee – The Romero family is working on expanding their home. It was noted that the plat showed a 6 foot set back on the side of the home instead of the required 7 ½ foot set back. The plat will be changed to the required 7 ½ foot set back.

Building and Grounds – The landscaping of the islands north of the guardhouse is nearing completion. The Monument with the Tierra Logo on it is still in progress. A bid to place ivy along the walls along Tierra Santa Boulevard where the shade does not allow the Bougainvillea to grow was discussed as well as for landscaping for the islands at the Texas Gate. After discussion, a **motion** was made and seconded to accept the bid for placement of the ivy along the Tierra Santa wall. The motion carried. The Texas Gate island landscaping will be placed on hold for additional information regarding some of the materials proposed.

It was also reported that the Tierra Santa sign and the guard house lights had been found not to be working. Repairs had been completed and they were working as they were supposed to at this time. In addition, Mid-Valley Sprinklers placed a hydrant near the Westgate entrance to allow water for the islands north of the guardhouse.

Covenant Enforcement – No report.

Pool Committee – Larry reported that he had taken care of some signage needs at the pool in order to keep it within regulations with code.

Website Complaints – No complaints received.

Websites Committee – The September minutes, the board of director's picture, and language had been changed in the homeowner policies to include that grass clippings need to be cleaned up and not left in streets.

Security Committee – President Dargel and Norma have met with the Chief of Police and several other public officials to address the issue of the semis entering and parking within Tierra Santa. So far there has been no resolution, but the matter is not finished. The difficulty lies within regulation of county and city controlled areas and if the semis are actually breaking regulations. President Dargel asked that the board remain vigilant while he continues to work on the situation.

Speed bumps were installed by Julio Garcia in the alley in Buena Vista to slow down traffic to reduce traffic accidents.

New Business

Hannah McCann reviewed the first issue of a monthly newsletter for the residents of Tierra Santa updating them on board and neighborhood activities and other information pertinent to the neighborhood. The newsletter will initially be distributed by paper and email and then become more electronic as community awareness grows. Mrs. McCann has volunteered to create and distribute the newsletter as a service to the community.

Old Business

President Dargel reported that no response has been received from Cottonfields Inc. regarding its share in the maintenance and upkeep to the entrance to the Tierra Santa Golf Course.

President Dargel reported that violation letters were sent to various homeowners regarding grass clippings left in the street; a boat left on property owner's property; and a vehicle parked in a neighbor's driveway.

Executive Session

A **motion** was made, seconded, and carried to enter into Executive Session. Following the Executive session, a **motion** was then made, seconded, and carried to reopen the regular meeting.

Action needed regarding items discussed in Executive Session

We will no longer use our current legal representative but have selected another firm.

A motion was made and seconded to increase dues by 5% to allow the Association to maintain services provided to enhance the safety, security, and quality of living for its residents through annual work to keep the streets swept and the curbing washed and in good repair. The motion carried.

Other Business

President Dargel announced the next meeting of the Tierra Santa Board of Directors is scheduled for Tuesday, November 10, 2015 at 7:00 pm in the Pool House.

With no further business to discuss, a **motion** was made, seconded, and carried to adjourn.

Respectfully submitted,

Hannah B. McCann
Recording Secretary

In accordance with the normal practice this Agenda is given in good faith and in confidence, without legal liability on behalf of the author or of the Property Owners Association of Tierra Santa, Inc. Board of Directors