



MINUTES

March 12, 2019, Tierra Santa Pool House, 7:00 pm

Board Members Present: Tim Bruce, Norma Wilson, Drew Hadzima, Raymond Givilancz, and Hannah McCann

Board Members Absent: Erasmo Lopez and Robert Barbosa

Guests: Residents Irma Garcia and Christina Buentello

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

Welcome

President Bruce welcomed the board members and guests to the meeting.

Public Comment: Mrs. Garcia asked the Board to address the trash pile behind the residences along Santa Cielo. It appears to be landscaping waste from the golf course along with some refrigerators and other similar trash. The people living in the condos are having issues with snakes and mice because of the trash. The Board said they would see what they could do about it.

There was also a question raised regarding the effect of the proposed Event Center and it's effect on the resale value of homes in Tierra Santa. Discussions are still ongoing with the developer at this point and there is nothing to report.

President Bruce thanked the guests for their comments.

Event Center Liaison Committee – President Bruce suggested that perhaps we develop an Event Center Liaison Committee to meet with the Developer, gather research, and develop a recommendation for the Board to act on pertaining to the Tierra Santa POA's position on the Event Center.

It was suggested that we attempt to get the appropriate people working on the Event Center to come to the next Board Meeting to discuss the plans in more detail.

Appreciation Letter – President Bruce read a letter of thanks from Former President and Board Member Rusty Dargel thanking the board for its support and dedication during his tenure as President.

Committee Assignments:

Architectural Control Committee: Hannah McCann has served as Chair and will continue on the committee. Drew Hadzima will serve on the committee if it can get more members. Ms. McCann said she would be glad for that as well and some suggestions for new members were discussed. Building and Grounds – Mo Lopez had indicated an interest in this area and Ray Givilancz said that he would help him with the committee.

Covenant and Enforcement – Each Board Member would be responsible for their community within Tierra Santa. They would report covenant violations to Norma who would send out violation notices. Neighborhoods were assigned as follows: Tierra de Oro, Hannah McCann; Vida Dulce, Ray Givilancz and Drew Hadzima; Condos – Erasmo Lopez; Hacienda Estates – Tim Bruce; and Bella Vista – Norma Wilson.

Pool and Playground – Drew Hadzima

Website Committee – Hannah McCann

Security Committee -- Robert Barbosa

Finance Committee – Norma Wilson and Tim Bruce

Approval of Minutes – A **motion** was made, seconded, and carried to post a Draft Copy of the Annual Meeting Minutes on the Website.

A **motion** was made to approve the February 5 Board meeting minutes. The motion was seconded and carried.

Treasurer's Report – A **motion** was made, seconded, and carried to approve the Treasurer's Report for January 2019. A copy has been placed on file.

A **motion** was made, seconded, and carried to approve the Treasurer's Report for February 2019. A copy has been placed on file.

Finance Report – President Bruce reported that we are performing well to budget. He also asked the Board to consider moving the Reserve Funds into an interest yielding account. We could place it in a Business Money Market account with 2.07% interest. A **motion** was made and seconded to take this action. The motion carried.

Website – The website is currently up to date. Now that committees have been assigned the Board Page will be updated.

Hannah McCann will see that the draft Annual Meeting Minutes and those from the February Meeting are posted as quickly as possible.

Security – The board discussed the current guards and noted that their performance seems to be improving.

The Board discussed the new Elika System for the Texas gate and eventually the Westgate entrance. Continued problems are happening with the manufacturer. The problem will be addressed and resolved.

The Security Rules had been brought up to date. A **motion** was made and seconded to approve the updated Security Rules and they will be posted on the website.

Building and Grounds – It was reported that the irrigation system by the pond at the Westgate entrance had been repaired and is working. We need to determine a way to assess if the Seal Coat used at the Texas Gate is truly working and how we might want to approach using it for the whole community.

Julio Garcia had submitted a bid to repair potholes throughout the neighborhood for \$1,025. A **motion** was made, seconded, and carried to accept the bid.

A **motion** was made to have an area on common property behind one of the residences in Tierra de Oro cleaned up to allow for better landscaping work and a better view for all. The motion was seconded and carried.

Covenant Enforcement – The Board discussed the process being used and the potential development of a standard violation form for common violations.

Pool and Playground – Drew Hadzima reported that the cameras had been installed at the pool. He said that the south wall is in need of power washing and the lights on the wall needed repair. There had been some minor maintenance issues which had all been repaired. Four more lounge chairs were needed to replace some that were in bad shape.

Old Business -- None.

New Business – Tierra Santa needs to have a policy to address how Border is maintained within Tierra Santa. Currently it is ½ County and ½ City, but they do not do any maintenance. It was suggested that we look into a Partnership with the two entities to get the street needs addressed.

Executive Session – A **motion** was made, seconded, and carried to move into Executive Session. Another **motion** was made, seconded, and carried to resume the regular board meeting. There was no action taken during the Executive Session.

Adjournment

President Bruce announced the next POA Board meeting will be Tuesday, April 9 in the Pool House meeting room at 7 pm.

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, these Minutes are 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