

CARBON CANYON I HOMEOWNERS ASSOCIATION

**Regular Meeting
January 13, 2015**

TIME AND DATE:

The Board of Directors for the Carbon Canyon I Homeowners Association met Tuesday January 13, 2014 at the Community Clubhouse.

CALL TO ORDER:

The regular meeting was called to order at 7:05 P.M. while the Election Inspectors were determining if a quorum for the 2nd Call Annual Meeting was attained.

Directors present: President - Darlene Baca, Secretary – Elizabeth Friel, Treasurer – Charlie Blank, Member at Large - Vacant and Vice President – Meta Vanderwerff

Jim Parsons, Community Manager was present representing Association Management & Support Services, Inc.

LANDSCAPE REVIEW – ANDRE LANDSCAPE:

Andre Landscape attended to go over all current and outstanding work at the community.

EXECUTIVE MEETING DISCLOSURE:

The Board discussed the following issues in the Executive Meeting:

- Review & Approval of Executive Minutes
- Delinquencies
- Violation Matters
- Legal Matters

MINUTES:

The Board approved the Meeting Minutes of November 4, 2014.

M/Baca S/Blank

FINANCIAL REPORT REVIEW:

- The Board reviewed the December 2014 financial reports.
- The Treasurer - Mr. Blank met with AMSS to review the financial report and confirm all bank statements have been received / reviewed with the Accountant. All will sign off on the disclosure that all has been reviewed by the board and management.

COMMITTEE REPORTS:

Architectural – No Report.

Equestrian – There are 18 stalls and 12 horses currently housed at the arena. Improvements are being made to upgrade the arena. Trash pickup has been increased to Mon/Wed/Fri due to the increased usage.

Financial – The Association's financial condition is favorable and on budget. The Association has recovered the funds from the insurance carrier taken by Mrs. Calderon. The legal case is in process at this time.

Tennis Court Committee – No discussion.

Landscape – The Board has approved several upgrades to slopes in the community. It was agreed that additional improvements will be made as needed and upon member's requests / feedback.

OPEN FORUM:

The following issues were discussed in open session:

- Architectural Application and samples submitted to the board for review.
- Construction reported regarding a house on Olivine.
- Tree number 742 and 743 need looked at for safety reasons. Need to be cut back and dangerous limbs removed.
- Need to look at the trees above the horse trailers for needed trimming.
- 1999 Turquoise needs planting on the slope.
- 2150 Olivine – owner attended and advised he was not happy with the landscape service and current planting on his slope. The representative from Andre advised there will be some replanting done by January 12th.
- Color change out at the entrances was very weak. Andre to look at the issue and upgrade as needed to make the area look good. The Board also asked that drought tolerant plants be considered going forward.

OLD BUSINESS:

Governing Documents Restatement Review:

Carried over – Board to set a special meeting to complete this process.

NEW BUSINESS:

APPOINTMENT OF BOARD MEMBER:

The Board appointed Bill Potts to the board.
M/Baca S/Blank (All)

DIRECTOR ORGANIZATION:

President – Darlene Baca
Vice President – Bill Potts
Secretary – Betty Friel
Treasurer – Charlie Blank
Member @ Large - Meta Vanderwerff

Landscape Proposals:

114684- Completed
114685- Completed
115200- Completed
115135- Completed
115134- Completed

TREE TRIMMING APPLICATIONS:

The following applications were reviewed and approved during the meeting:

- None to review

ADJOURNMENT:

Next Meeting scheduled is for February 10, 2015 @ 7:00 P.M.

There being no further regular business to conduct at this time; the meeting was adjourned at 7:45 P.M.

SECRETARY CERTIFICATION

The Carbon Canyon Homeowners Association hereby certifies that the foregoing is true and correct copy of the Minutes of the Carbon Canyon Homeowners Association Regular Board of Directors Meeting held on January 13, 2014 as approved by the Board Members in attendance at the meeting.

Secretary _____ Date _____