

# CARBON CANYON I

## HOMEOWNERS ASSOCIATION

Regular Meeting

February 09, 2016

### TIME AND DATE:

The Board of Directors for the Carbon Canyon I Homeowners Association met Monday, February 09, 2016 at the Community Clubhouse.

### REGULAR MEETING CALL TO ORDER:

The regular meeting was called to order at 7:10 P.M.

### MINUTES:

The regular session minutes from the prior meeting, held on January 12, 2016, was approved with no corrections. Unanimous Board approval.

### PRESENT:

**Directors present:** President – Darlene Baca, Vice President – Bill Potts, Member at Large - Meta Vanderwerff and Treasurer – Charlie Blank

Viki Valenzuela was present representing Association Management & Support Services, Inc

### ABSENT:

Secretary - Elizabeth Friel

### ANDRE LANDSCAPE REPORT:

Chico Pichardo from Andre Landscape attended the open meeting. A landscape report was submitted and read by Chico Pichardo. Andre still needs to complete the smart timers bid. Chico touched in needing to obtain most current water bills in order to complete the turf rebate program request. Turf removal extension will expire end of March 2016. Turf removal should be done and complete by Saturday. Saturday they will mulch. Andre to look at color around the rocks across from monument sign and provide a bid to place some irrigation around the rocks for the color.

### HOMEOWNERS FORUM:

Homeowner 2162 Olivine was present to discuss their slope concerns. They state that the hill is starting to erode again and there are some many gopher holes, they are worried about the safety of the hill possibly coming down with the rains that are in the future. Management to contact Pest Control Company tomorrow ASAP and get someone out. Management to have El Sol (when they start) look at hill and provide a bid to plant and repair hill. Also El Sol to meet with Pest Control Company (when they start) to look at all problem gopher areas.

### **EXECUTIVE MEETING DISCLOSURE:**

The Board discussed the following issues:

- Approval of Executive Minutes
- Delinquencies
- Violation Matters
- Legal Encroachment Issues

### **FINANCIAL REVIEW:**

Financial & Bank Statements reviewed at AMSS by the following representatives

Treasurer – Charlie Blank & AMSS Accountant – Linda Marruffo and Manager Viki Valenzuela.

Charlie stated the Community is in very good shape. The Community over spent \$3500.00 due to the drought precautions, but the Community is still in good shape. Reconciliation of the financials was unanimously approved by the Board pending financial audit.

### **COMMITTEE REPORTS:**

**Architectural** – There has been a few requests sent in that have been approved.

**Equestrian** – We have 10 stalls and only 6 are being rented. Per Committee please reduce dumpster pick-up down to twice a week and only one dumpster now. Obtain insurance contract and send to Charlie for review.

**Tennis Court Committee** – Skateboarder has been skating on the tennis courts and a homeowner called into Management with concerns that the Board should be contacted to come out and confront the kid skateboarding on the courts as this homeowner confronted him, but he didn't seem to be bothered with her request. The Board discussed and stated that next time homeowner called in to please contact the Board and one of them (who would be home) would go out to confront the skateboarder. Management was given permission to contact the Board.

**Pool Committee** – No Report

**Landscape Committee** – Andre report is stated above under Andre Landscape Report. No other reports were made.

### **NEW BUSINESS:**

None at this time.

### **ARCHITECTURAL APPLICATIONS:**

None for review at this time.

### **LANDSCAPE PROPOSALS:**

None at this time.

### **OLD BUSINESS:**

None at this time.

**ADJOURNMENT:**

There being no further regular business to conduct at this time; the meeting was adjourned at 7:45 P.M. Next Meeting scheduled for March 08, 2016 following executive session.

**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 February 09, 2016 as approved by the Board Members in attendance at the meeting.

Secretary *Elizabeth L. Frail* Date 3-8-16