

**CARBON CANYON**  
**HOMEOWNERS ASSOCIATION**  
**REGULAR BOARD OF DIRECTORS MEETING**  
**MINUTES**  
**June 12, 2018**

Upon due notice given and received a Regular Meeting of the Board of Directors of Carbon Canyon Homeowners Association was held on June 12, 2018 at the Community Clubhouse.

**EXECUTIVE MEETING DISCLOSURE:**

The Board discussed the following issues in Executive Session prior to the General Session Meeting:

- Approval of Executive Minutes
- Delinquencies
- Violation Matters

**REGULAR MEETING CALL TO ORDER:**

The regular meeting was called to order at 7:01 P.M.

**CC&R AND BYLAWS REINSTATEMENT:**

As of today's date there are 226 ballots that have been submitted. Board will carry this over to the next meeting.

**PRESENT:**

**Directors Present:**

President – Darlene Baca  
Vice President – Bill Potts  
Secretary – Elizabeth Friel  
Treasurer – Charlie Blank  
Member at Large – Meta Vanderwerff

**ABSENT:**

No members were absent

Trisha Maza was present representing Association Management & Support Services, Inc

**APPROVAL OF MINUTES:**

The Board approved the Regular Minutes of May 8, 2018.  
M/Friel S/Baca Abstain/Vanderwerff & Potts

**LIEN APPROVAL:**

The Board reviewed the information to file a lien on APN#: 1031-171-36-0000. Motion to approve lien was passed unanimously. M/Baca S/Potts

**REVIEW OF FINANCIALS:**

The Board reviewed the financials of May 2018.

**OPEN SESSION:**

Four (4) members attended the meeting.

**LANDSCAPE REPORT:**

El Sol Landscape representative, Jesus, attended the meeting to discuss any concerns that the Board or any homeowners may have. Jesus advised the Board that the Association will need to start increasing the watering to 3 to 4 times a week. He also advised that the turf rebates are supposed to come back in July, he will check into this.

Owner at 2464 Topaz submitted a request to remove trees from behind his home that are damaging his home. The Board will go ahead and have the trees removed even though the owner cancelled his request. Management to send letter.

**COMMITTEE REPORTS:**

**Architectural** – 3 Architectural applications reviewed over the past month.

**Equestrian** – There are currently 12 horses being housed at the equestrian area. It was again discussed that owners or residents who are using the area to turn out their horses need to make sure they are watering the area to prevent dust from going into the surrounding neighbors’ homes.

**Tennis Court Committee** – No new updates.

**Pool Committee** – No new updates.

**Landscape Committee** –El Sol completed a report in open session.

**NEW BUSINESS:**

- El Sol Proposal #: 6418759 – Approval to remove 3 Ash trees behind 2464 Topaz. M/Potts S/Friel
- El Sol Proposal#: 6418749 – Approval to remove dead trees from behind 2412 Turquoise, 15503 Feldspar, 2530 Turquoise, 15533 Rhyolite, & 2569 Turquoise. M/Potts S/Friel
- El Sol Proposal#: 6418810 – Approval to remove an existing timer enclosure and replace with a new stainless steel enclosure. M/Friel S/Potts

**ADJOURNMENT**

There being no further business to bring before the Board of Directors at this time, the meeting was adjourned at 7:50 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 June 12, 2018 as approved by the Board Members in attendance at the meeting.

Secretary Signature: \_\_\_\_\_

Date: \_\_\_\_\_