

# CARBON CANYON I

## Homeowners Association

Regular Meeting

January 13, 2009

### **TIME AND DATE:**

The Board of Directors for the Carbon Canyon I Homeowners Association met Tuesday, January 13, 2009 at the community clubhouse. The meeting was called to order at 7:00 P.M.

### **QUORUM:**

**Directors present:** President– Charlie Blank , Vice President- Bill Potts, Treasurer- Jesse Cunningham, Brian Howard- Member at Large and Secretary – Denise Nuchols

**Present:** Cybil Harvey, CCAM Association Management & Support Services, Inc.

### **CONSENT CALENDAR**

A motion was made, duly seconded and unanimously approved to accept the consent calendar, which included the Minutes of the December 2008 meetings and the December 2008 financial statements.

### **MEMBERS OPEN SESSION:**

Tree trimming/removal, fire safety, irrigation systems and recycling water.

### **COMMITTEE REPORTS**

Architectural- There were no applications submitted since the prior meeting.

Equestrian- Under budget to date.

Landscape- It was noted that the tree trimming had been completed.

Financial- It was noted that there is a \$33,700 surplus in the reserves as of December 31, 2008. Overall there was \$4,200 over budget.

### **NEW BUSINESS:**

**Homeowner Request-** The owner of 2044 Turquoise requested late fees removed from their account due to hardship. A motion was made, duly seconded and unanimously approved to wave the fees in the event that the account was paid in full.

**Slope Maintenance-** This item was tabled pending the newly elected Board.

**AMSS 3% Increase-** A motion was made, duly seconded and unanimously approved to grant the increase.

**Total Landscape Sale-** This item was tabled pending the newly elected Board.

### **ADJOURNMENT:**

There being no further business to conduct at this time; the meeting was adjourned at 7:56 PM

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

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