

CARBON CANYON I

Homeowners Association

Regular Meeting

February 9, 2010

TIME AND DATE:

The Board of Directors for the Carbon Canyon I Homeowners Association met Tuesday, February 9, 2010 at the community clubhouse. The regular meeting was called to order at 7:05 P.M.

PRESENT:

Directors present: President– Steve Oskey, Vice President- Kris Bakke, Treasurer – Larry Keller, Secretary – Bill Potts and Member at Large- Darlene Baca

Absent: None

Present: Venessa Duran and Jim Parsons, Association Management & Support Services, Inc.

EXECUTIVE MEETING DISCLOSURE:

The Board disclosed there was an executive meeting conducted to discuss the following:

- Club house repairs and
- Club house rodent & termite issues
- Playground equipment

CONSENT CALENDAR:

A motion was made, duly seconded and unanimously approved to accept the consent calendar. M/ Darlene S/ Steve
(Unanimous)

- Minutes of the January 12, 2010 Regular Meeting
- Financial Statements of January 2010

DELINQUENCY REPORT:

The Board reviewed the Delinquency Report. No action was required by the board.

COMMITTEE REPORTS:

Architectural- Jesse Cunningham reported a new log system is being maintained by Management and is working fine. Three new applications have been received, two approved and one pending.

Equestrian- Barbara reported two Oak trees need to be removed by the stalls.

Landscape- Kriss Bakke reported the committee had a special meeting on January 19, 2010 to discuss multiple issues to help maintain the community.

Financial- Larry Keller reported the Association is above budget for the month.

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NEW BUSINESS:

- **Lien Approvals** – There were no liens to approve at this time.
- **15399 Feldspar Dr./Retaining wall & slope issue** – Homeowner requested assistance from the Association in compensation. The request was denied due to the Association not maintaining the wall and it being the homeowner's responsibility.
- **2539 Turquoise Cir./ Damaged fence**– The Board reviewed the fence in question and has denied paying for repairs due the fence being damaged prior to the tree removal. M/Bill 2/Darlene (Unanimous)
- **1933 Turquoise Cir./Re-imbusement for damaged fence** – The Board reviewed the request and found the damage was not caused by the Association. M/Darlene 2/ Bill (Majority Vote)

UNFINSHISED BUSINESS:

- **Q Construction Services** - Pool Gate Repair approved for \$670. M/Keller S/ Oskey (Unanimous)
- **A-1 Pools, Inc.** – Light fixture & repair for \$270 has been carried to next month.
- **TLC**– Remove an Acacia Tree for \$250 approved. M/Kriss 2/ Larry (Unanimous)

MEMBERS OPEN FORUM:

The following issues were discussed in open session:

- Hot Walker being vandalized- a lock & latches will be provided by the HOA.
- What is stored in the Club House cabinets? They take up space.
- There is a break along the fence between the two community entrances, homeowner's are concerned dumping can take place. Bill will look into proposals for the fence repairs.

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ADJOURNMENT:

There being no further regular business to conduct at this time; the meeting was adjourned at 7:47 PM

Next Meeting scheduled for March 9th, 2010 @ 7:00 P.M.

SECRETARY CERTIFICATION

I Bill Potts, appointed Secretary of The Carbon Canyon Homeowners Association, do hereby certify 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 9, 2010 as approved by the Board Members in attendance at the meeting.

Secretary W. Potts Date 3/9/10