

**CARBON CANYON**  
**HOMEOWNERS ASSOCIATION**  
**REGULAR BOARD OF DIRECTORS MEETING**  
**MINUTES**  
**September 14, 2021**

Upon due notice given and received a Regular Meeting of the Board of Directors of Carbon Canyon Homeowners Association was held on September 14, 2021, via Zoom.

**REGULAR MEETING CALL TO ORDER:**

The Regular Meeting of the Carbon Canyon Homeowners Association was called to order at 7:08 PM.

**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

**PRESENT:**

**Directors Present:**

President – Darlene Baca  
Vice President – Meta Vanderwerff  
Treasurer – Charlie Blank  
Secretary – Bill Verstynen  
Member at Large – Kathy Spencer

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

**APPROVAL OF MINUTES:**

The Board approved the Regular Minutes of July 13, 2021.  
M/Blank S/Verstynen

**REVIEW OF FINANCIALS:**

The Board reviewed the August 2021 financials.

**OPEN SESSION:**

Ten (10) homeowners were present.

**LANDSCAPE REPORT:**

El Sol Landscape representative, Jesus, attended to discuss any concerns that the Board or any homeowners may have.

**COMMITTEE REPORTS:**

**Architectural** – Architectural committee gave their report on any applications for the month of August.

**Equestrian** – Equestrian committee gave an update/report on their equestrian arena.

**Tennis Court/Pickleball Committee** – Tennis Court/Pickleball committee gave their report for the tennis court/pickleball areas.

**Pool Committee** – Pool Committee gave an update on the pool area.

**Landscape Committee** – Landscape Committee provided a report updating members.

**NEW BUSINESS**

- El Sol Proposal #: 80421338 – The Board reviewed a proposal to install two (2) new water spigots, one to be installed at the old clubhouse and the second to be at the older stable area. Proposal was tabled for the October meeting.
- El Sol Proposal #: 90121620 – The Board unanimously approved DG installations at the horse stable area. M/Spencer S/Blank
- El Sol Proposal #: 90921737– The Board reviewed a proposal to cut and remove brush and weeds above 2050 Halite. Proposal was tabled for the October meeting. The Board would like to first view the area for themselves prior to making a decision.
- El Sol Proposal #: 8261250 – The Board reviewed a proposal to install 5 new doggie stations and to provide monthly maintenance service (emptying trash bags, refilling bags, etc.). The proposal was tabled for the October meeting.
- Partners Plumbing Proposal #: 7164 – The Board reviewed a proposal to install a new water heater at the clubhouse. Management to obtain a 2<sup>nd</sup> bid, tabled for the October meeting.
- The Board approved purchasing various electronic equipment for future Zoom HOA meetings in the clubhouse. M/Baca S/Vanderwerff
- The Board reviewed four (4) proposals to replaster the pool. The Board unanimously approved J Hock Pools Proposal #: 001251 to replaster the pool. The proposals denied were 1 Stop Pool Pros, Alan Smith Pools, & Pool Icons. Management to schedule the pool replaster for as soon as possible. M/Blank S/Spencer

**ADJOURNMENT**

There being no further business to bring before the Board of Directors at this time, the meeting was adjourned at 8:12 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 September 14, 2021 as approved by the Board Members in attendance at the meeting.

Secretary/Board Member Signature: \_\_\_\_\_

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