

CARBON CANYON I

Homeowners Association

Regular Meeting

March 11, 2008

TIME AND DATE:

The Board of Directors for the Carbon Canyon I Homeowners Association met Tuesday, March 11, 2008 at the community clubhouse. The meeting was called to order at 7:00 P.M. by President Charlie Blank

PRESIDING OFFICER:

President– Charlie Blank

QUORUM:

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

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

CONSENT CALENDAR

A motion was made, duly seconded and approved to accept the consent calendar, which included the February 12, 2008 meeting minutes and the February 2008 financial statements- subject to audit. Motion carried 5/0.

COMMITTEE UPDATES

- **Architectural Committee-** Denise reported that there was one submittal since the last meeting. It was also noted that there is currently no unauthorized work in the common area.
- **Landscape Committee-** Bill informed the Board that the tree trimming was completed. It was noted that the monument color was due to be installed in the current week. Bill also informed the Board that due to the heavy frost of the winter season there were an estimated 940 plants that needed to be replaced. Total Landscape will be submitting a proposal for the replacement.
- **Equestrian Committee-** Brian informed the Board that the water shed had been released to the equestrian area. The City water tank was the source of the issue. The City has since come out and corrected the problem. It was noted that one horse had passed away since the last meeting and that one more was due to come on within the week.
- **Financial Committee-** Jesse informed the Board that as of February 29, 2008 the Association was approximately \$15,000 ahead, \$10,000 in accruals and that the Association was fairly close to staying on budget.

MEMBERS OPEN SESSION:

A homeowner was present to discuss the issue pertaining to a non-compliance. Management advised the Board to adjourn to Executive Session to discuss the matter further. Therefore at 7:11 PM the Board adjourned to Executive Session. The regular meeting reconvened at 7:27 PM. There were no other members present at open forum.

**CARBON CANYON I
Homeowners Association
Regular Meeting
March 11, 2008
Page 2**

EXECUTIVE SESSION DISCUOSURE

It was noted that the Board temporarily adjourned into executive session to discuss a non-compliance matter.

NEW BUSINESS:

Audit Proposals- A motion was made, duly seconded and unanimously approved to accept the proposal from Robert Owens CPA. Motion carried 4/0, as Charlie Blank excused himself from the meeting early.

ADJOURNMENT:

There being no further business to conduct at this time; the meeting was adjourned at 7:35 P.M.

Secretary: *Denise F. Nichols*

Date: *4-8-08*

