

CARRIAGE HILLS
HOMEOWNERS ASSOCIATION
REGULAR BOARD OF DIRECTORS MEETING
MINUTES
July 17, 2019

Upon due notice given and received a Regular Meeting of the Board of Directors of Carriage Hills Homeowners Association was held on July 17, 2019 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 CALLED TO ORDER:

The Regular Meeting was called to order at 7:10 P.M.

APPOINTMENT OF OFFICERS

The Board discussed the board positions from the annual election, all members will stay in their current positions.

PRESENT:

Directors Present:

President – Peter Pirritano
Vice President – Kenneth Maziol
Treasurer – Jabir Kasubhai
Secretary – John Garcia
Member at Large – Victor Allende

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

ABSENT:

None

APPROVAL OF MINUTES:

The regular meeting minutes of April 17, 2019 were approved.
M/Allende S/Kasubhai

REVIEW OF FINANCIALS:

The Board reviewed the financials of May & June 2019.
The Board approved the draft audit for the year-end 12-31-18.

HOMEOWNERS FORUM: Four (4) homeowners were present. Discussion regarding the lower Monument sign landscape area needing work.

COMMITTEE REPORTS:

Architectural Committee: One architectural application has been received this month.

Landscape Committee: Chairperson Carolyn Pirritano provided a brief update regarding landscape concerns in the community. The Board reviewed the CLS Landscape reports.

Welcome Committee: No new updates.

OLD BUSINESS:

The Board announced the winners of the holiday decorating contest. 1st place winner was awarded to 16012 Ranch House Rd., 2nd place was awarded to 15992 Ranch House Rd., and 3rd place winner was awarded to 2053 Honeybee Lane.

NEW BUSINESS:

CLS Landscape Proposal#: 081282 – Proposal to build a small retaining wall around one of the HOA’s backflow cages. Bid tabled, management to try and get more bids.

CLS Landscape Proposal#: 081281 – A motion was made and passed unanimously to remove Rosemary and install 17-5 gallon Dwarf Wheelers on slope. M/Maziol S/Garcia

CLS Landscape Proposal#: 075724 - A motion was made and passed unanimously to replace irrigation on Slope #1-North with PVC pipe. M/Kasubhai S/Maziol

CLS Landscape Proposal#: 075725 - A motion was made and passed unanimously to replace irrigation on Slope #2 with PVC pipe. M/Kasubhai S/Maziol

CLS Landscape Proposal#: 075726 - A motion was made and passed unanimously to replace irrigation on Slope #3 with PVC pipe. M/Kasubhai S/Maziol

CLS Landscape Proposal#: 075727 - A motion was made and passed unanimously to replace irrigation on Slope #4 with PVC pipe. M/Kasubhai S/Maziol

CLS Landscape Proposal#: 075728 - A motion was made and passed unanimously to replace irrigation on Slope #5 with PVC pipe. M/Kasubhai S/Maziol

MISCELLANEOUS:

The Board had several questions regarding the draft audit that management will advise them on.

ADJOURNMENT:

There being no further executive business to conduct at this time; the meeting was adjourned at 8:21 P.M.

SECRETARY CERTIFICATION

The Carriage Hills Homeowners Association hereby certifies that the foregoing is true and correct copy of the Regular Minutes of the Carriage Hills Homeowners Association held on July 17, 2019 as approved by the Board Members in attendance at the meeting.

Secretary / Board Member: _____



Date: _____

9-18-19

July 17, 2019

NAME	ADDRESS	QUESTION	LIKE TO ADDRESS BOARD Yes or No
Town, Jess	2106 Elk Canyon Lower Monument Sign		Yes
Klader Hamide	15820 Fetlock Ln.		Yes
Billie Ward	15830 Fetlock Lane		Yes