

**CASA CANON HOMEOWNERS ASSOCIATION
REGULAR MEETING OF THE BOARD OF DIRECTORS
MARCH 13, 2017
MINUTES**

NOTICE With notice given and received, the Regular Meeting of the Board of Directors of the Casa Canon Homeowners Association was held on March 13, 2017 in the Casa Canon Clubhouse.

PRESENT Carmen Delibrado, President
Ron Breach, Vice President
Ken Franke, Treasurer

NOT PRESENT Rosa Porter, Secretary

Jolene Horn, StoneKastle Community Management, Inc.

CALL TO ORDER The meeting was called to order at 6:00 P.M. by, Carmen Delibrado.

OPEN FORUM Board Member Reimbursement
Motion was made, seconded and unanimously carried to approve the Board Member reimbursement in the amount of \$37.17. Carmen Delibrado abstained.

CONSENT CALENDAR Motion was made, seconded and unanimously carried to approve the Regular Meeting Minutes for February 13, 2017.

Motion was made, seconded and unanimously carried to approve the February of 2017 financial statements subject to audit at the fiscal year end.

MANAGEMENT FINANCIAL REPORT Financial Update
As of February 28, 2017 the operating account had a balance of \$73,625.19.
As of the same date the reserve account had a balance of \$153,644.55.

The last reserve study conducted on July 21, 2016 showed the Association was 37% funded. A healthy funding is 75% or higher.

Pre Lien Approvals
None at this time

Lien Approvals
Motion was made, seconded and unanimously carried to approve to lien APN#932-290-05.

Write Off of Bad Debt
None at this time

Accounts to send to the Attorney
None at this time

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Bank Loan Information – Re-Modification

The Board reviewed the information submitted by Mutual of Omaha regarding the adjusted loan information. The Board directed Management to move for modification if the interest drops without bringing it back to the Board for approval.

LANDSCAPE

Coast Landscape

Mike with Coast Landscape was present and provide the Board with an update of the watering and fertilizing of the lawns and were made aware that the Carrotwood trees were trimmed.

**ARCHITECTURAL
REVIEW**

Garage Doors

The Board directed Management to invite Blue Pacific Doors to the next Meeting.

112 C Kodiak – Security Screen Door

Motion was made, seconded and unanimously carried to ratify the homeowners request to replace their security screen door as per their submitted specifications and suggestion that the security door be white.

Porch Light Color/For Sale Signs/Decorations

The Board discussed the above items and requested specifications be drafted for each.

PARKING

118 Kodiak – Parking

The Board directed Management to send the above mentioned homeowner a letter stating that the vehicle was cited per the Associations Rules & Regulations.

227 Kodiak – Request for Reimbursement for Tow

The Board tabled this matter and directed Management to get the vehicles history.

ADJOURN

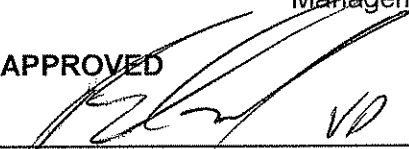
There being no further business to come before the Board at this time, the meeting was adjourned at 6:30 P.M.

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ATTEST

Respectfully Submitted by, Jolene Horn-Ceballos Vice President of
Management Services.

APPROVED


Chairman of the Meeting

SECRETARY'S CERTIFICATE

I hereby certify that I am the duly appointed Secretary of the Casa Canon Homeowners Association, and do hereby certify under penalty of perjury that the foregoing is a true and correct copy of the Minutes of the Board of Directors Meeting held March 13, 2017 was approved by the Chairman of the Meeting.

Dated: 4-10-17


Secretary