

**HIGH DESERT RESIDENTIAL OWNERS' ASSOCIATION
REGULAR BOARD MEETING MINUTES
10500 Montgomery Blvd NE
Building 1, Suite 100
Albuquerque, NM 87111
Zoom Online Conference
January 16, 2023
5:00 p.m.**

CALL TO ORDER

The Board meeting was called to order by President George Marsh at 5:01 p.m. with a quorum present.

ROLL CALL

Board Members Present:

George Marsh, President
Bill Pederson, Vice President
Steve Hartig, Treasurer
Bob Howell, Secretary
Ray Berg, Director
Camille Singaraju, Director
Harrison Jones, Director

Board Members Absent:

None

Others Present:

19 Homeowners, VM's or Committee Members
Roberto Montoya, NCC Chair (Zoom)
Nigel Burgess, HOAMCO Executive Vice President – NM (Zoom)
Erin Brizuela, HOAMCO Assistant Community Manager
Brandy Hetherington, HOAMCO Community Manager
Marlena Unis, Recording Secretary

APPROVAL OF AGENDA

A motion was made by Ray Berg and seconded by Bill Pederson to approve the agenda for the January 16, 2024, Board of Directors meeting. The motion was carried unanimously.

APPROVAL OF MINUTES

A motion was made by Ray Berg and seconded by Harrison Jones to approve the minutes of the November 14, 2023, Board Meeting. The motion was carried unanimously.

FINANCIAL REPORT

Steve Hartig discussed the financial report, and he provided the Board with a summary overview of the finances.

The financial report was included in the Board packet.

COMMUNICATIONS & WEBSITE COMMITTEE

The report was in the Board packet.

DOCUMENTS REVIEW COMMITTEE

Harrison Jones provided the report.

GATED VILLAGE COMMITTEE

No report was provided.

LANDSCAPE COMMITTEE

Camille Singaraju provided a summary of the report. She discussed the ongoing and future projects that the committee is working on. Brandy Hetherington advised that all future projects should be brought to the Board for approval prior to work commencing.

The report and the minutes were included in the Board packet.

NATURAL RESOURCES COMMITTEE

Julie Hartig provided the report. She discussed the projects that the committee is focusing on, including the landscape contract and irrigation issues.

The report was in the Board packet.

NOMINATING COMMITTEE

Tammi Dorsey provided the report. She reported that the committee will be following the general process to fill three Board of Director positions.

The report was included in the Board packet.

NCC/MODIFICATION COMMITTEE

The modifications log was in the Board packet.

Roberto Montoya attended the meeting and provided the Board with an update on the committee. He presented the Board with two proposals for approval:

1) Any NCC application shall require the compliance of all HDROA NCC Guidelines and resolution of any HDROA violations prior to consideration for approval.

2) NCC Chair Proposes a new procedure: Any building envelope adjustment or variance from the HDROA NCC Guidelines shall require unanimous approval by the Quorum of the NCC present.

A motion was made by Ray Berg and seconded by Bob Howell to approve the two proposals as presented. The Board discussed the motion, and it was carried unanimously.

TRAMWAY CLEAN-UP

No report was provided.

VOTING MEMBER GROUP

No report was provided.

WELCOME COMMITTEE

No report was provided.

CRIME AWARENESS GROUP

Mark Soo Hoo provided the report.

MANAGEMENT REPORT

Brandy Hetherington provided the report. She discussed the project summary log and the various projects that are in progress.

Brandy discussed and provided the Board with an update on the sidewalk evaluations. She included a summary of the evaluations in the Board packet.

She discussed the Legacy Tree pinon tree evaluation. The final report will be provided to the Board in the next few weeks.

The Board packet included the project summary, the Landscape Log, and the Vet Sec report.

NEW BUSINESS

Landscape Contract Ad Hoc Committee: The Board discussed the ad hoc committee formed to evaluate the Landscape Maintenance contract.

Ratification of Email Approval for CPA Contract Addendum: A motion was made by Ray Berg and seconded by Bill Pederson to ratify the vote to accept the CPA Contract Addendum. The motion was carried unanimously.

Nominating Committee Charter: The Board packet included the Nominating Committee Charter for approval. A motion was made by Harrison Jones and seconded by Ray Berg to approve the Nominating Committee Charter. The motion was carried unanimously.

Dead Tree Removal: The Board reviewed proposals from Yellowstone Landscape and Legacy Tree Company to remove 107 dead trees, identified by the Landscape Committee. The Board discussed the two proposals. The Board also reviewed a proposal from Legacy Tree Company to remove 140 dead/dying pinon trees, based on Legacy Trees' assessment. A motion was made by Harrison Jones and seconded by Bill Pederson to approve Legacy Tree proposal for \$18,942.00 to remove 107 dead trees and Legacy Tree's proposal for \$28,413.00 to remove 140 dead/dying pinon trees. The motion carried unanimously.

Pinon Point Plant Proposal: The Board packet included a proposal from Yellowstone Landscaping for plants in Pinon Point for \$4,754.78. A motion was made by Camille Sinagraju and seconded by Ray Berg to approve the proposal. The Board discussed the motion, and it was carried unanimously.

Snow Contract: The Board discussed the provisions of the snow removal contract regarding sidewalks within the community.

Desert Mountain Pool Replaster: The Board packet included three proposals to replaster the Desert Mountain pool. The Board reviewed and discussed the proposals.

A motion was made by Bill Pederson and seconded by Ray Berg to approve the proposal provided by Leisure Pool. The motion was carried unanimously.

Chaco Compound: The Board packet included an invoice from Ironclad Concepts for approval for gate repair in Chaco Compound. A motion was made by Ray Berg and seconded by George Marsh to approve the invoice in the amount of \$5,854.80. The motion was carried unanimously.

PlanD Collaborative: The Board packet included a request for approval on a progress payment of \$6,363.87, for the 1st phase of field work in the engineering wall/fence assessment, that was previously approved by the Board. A motion was made by Steve Hartig and seconded by Bill Pederson to approve the payment of \$6,363.87. The motion was carried unanimously.

6401 Consuelo: The homeowner of this property attended the meeting to discuss the issues concerning the sidewalk and trees adjacent to the property. The discussion was tabled pending more information.

Committee Appointments: The board packet included SOI's for the following committees: (Landscape Committee) Marie Bartholdi, Mark Vandervoort, Tami Howard and Janis Gogel; (Tramway Clean Up Committee) Mark Vandervoort; (Nominating Committee) Millie Yamada. A motion was made by Steve Hartig and seconded by Ray Berg to approve all appointees to the committees. The motion was carried unanimously.

NEXT MEETING DATE

The next meeting of the HDROA Board will be on February 20, 2024, at 5:00 p.m. at the High Desert Office, 10555 Montgomery Blvd. NE, Bldg. 1, Suite 100.

ADJOURNMENT

There being no further business, the meeting was adjourned at 7:50 p.m.

The Board reconvened in executive session to discuss legal and individual homeowner matters.

Submitted by: Marlena Unis

Approved by: _____
Bob Howell, Board Secretary Date

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BOARD MEETING
JANUARY 16, 2024