

**HIGH DESERT RESIDENTIAL OWNERS ASSOCIATION
REGULAR BOARD MEETING MINUTES
July 21, 2020
Zoom Online Conference**

CALL TO ORDER

The Board meeting was called to order by President Clay Wright at 2:02 p.m. with a quorum present.

ROLL CALL

Board Members Present:

Clay Wright, President
David Bentley, Vice President
Tom Murdock, Treasurer
David Williams, Secretary
Dr. Janet Brierley, Director
Robin Troy, Director
Neil Wetsch, Director

Board Members Absent:

None

Others Present:

Randy Studerus, Resident
Fran Boros, Resident
Scott Boros, Resident
Scott Perl, Resident
Jeremy Humphries, Leeco Grounds Management
Caroline Enos, Trillium Voting Member
Joyce Lum, Chaco Compound Voting Member
Roger Ames, Enclave Voting Member
Kitty Smith, Gated Village Chair/Chaco Compound Voting Member
Camille Sandaraju, Fire Prevention Committee
Michael Franciosi, HOAMCO
Lynnette Rodriguez, HOAMCO Community Manager
Marlena Unis, Recording Secretary

APPROVAL OF MINUTES

The minutes of the June 16, 2020 meeting were accepted by the Board.

EXECUTIVE SESSION

The Board adjourned the regular session and entered into the Executive Session at 2:03 p.m.

REGULAR SESSION

The Board resumed the Regular Session at 3:22 p.m.

FINANCIAL REPORT

Mr. Murdock presented the financial report. The report was included in the Board packet.

MANAGEMENT REPORT

Ms. Rodriguez presented the management report.

The report was included in the Board packet.

VOTING MEMBER GROUP

Caroline Enos provided a brief report. She specifically discussed gate codes and the process that is used to remove information when a home is sold. Ms. Rodriguez explained the process that HOAMCO utilizes to ensure that each gate directory contains the most current information when a home is sold or purchased.

Ms. Enos left the meeting at this time.

HDROA SECURITY

The G4S report was included in the Board packet.

LANDSCAPE COMMITTEE/LCOG

Jeremy Humphries called in to the meeting and provided the monthly report for Leeco and a general overview of the ongoing landscape activities.

Mr. Humphries left the meeting at this time.

FIRE PROTECTION WORKING GROUP

The Board requested that the committee revise the report submitted and present it at the August 2020 Board of Directors meeting.

The Board discussed the current designation of the working group. A motion was made by Ms. Troy and seconded by Dr. Brierley to convert the Fire Prevention working group to the Fire Prevention Committee. The motion carried unanimously.

CONTRACTS COMMITTEE

The committee reported no activity for the past month.

FINANCIAL OVERSIGHT COMMITTEE

Mr. Murdock reported that the committee has not met due to previously addressing all the issues that were tasked to them and will reconvene when issues arise.

MODIFICATIONS COMMITTEE

The report was provided in the Executive session.

GATED VILLAGE COMMITTEE

The Board packet included a proposal submitted by Sunland Asphalt for road repair in the Legends for the amount of \$2,495.06 and in Desert Mountain for the amount of \$8744.02. A motion was made by Mr. Murdock and seconded by Ms. Troy to accept the Sunland Asphalt bid as described in the Board packet. The motion carried unanimously. The statement of work for both projects was included in the Board packet.

The Board addressed all the requests presented by the committee.

As stated in July 14, 2020 committee the minutes: the Voting Members wish to be involved in the planning of projects including review of invoices and timing so as to better inform the residents. This includes being informed of receipt of the request and approval progress.

It was the consensus of the Board that to honor this request would be a departure from the legal obligations put forth in the governing documents.

As stated in the minutes: please actively inform the Voting Members, or all residents, when new request forms are developed and placed on the website. This will eliminate the back and forth of multiple email requests for information.

It was the consensus of the Board that Voting Members and residents will continue to be notified via the Apache Plume, the Association website and through an email blast when any changes or new request forms become available.

Kitty Smith provided the committee report. The minutes were included in the Board packet.

COMMUNICATIONS

Dr. Brierley provided the report.

PARTY IN THE PARK

All activities have been suspended through 2021.

TRAMWAY CLEAN-UP

No report.

WEBSITE PROJECT GROUP

Mr. Murdock provided the report. He reported that the target date for the website to go live is August 15, 2020.

WELCOME COMMITTEE

No activities due to the Covid-19 Health Emergency.

PRIMARY ITEMS

Ms. Rodriguez provided an update regarding the BCSO program. The program is ongoing. The BCSO shift reports were included in the Board packet.

The Board packet included the delegation of Voting Members and Alternate Voting Members for Chaco Ridge. A motion was made by Mr. Wright and seconded by Ms. Troy to appoint Kristy Frame and Ted Esparza as the Voting Members and Elizabeth Waite and Karen Harmon as the Alternate Voting Members for Chaco Ridge. The motion carried unanimously.

Roger Ames attended the meeting to discuss the roundabout in the Enclave and its necessary use due to limited parking in the neighborhood. The Board agreed to table the issue until the August Board meeting.

The Board packet included a request from Ronnie Studerus to remove two trees adjacent to the back wall of her property. In the request, Ms. Studerus stated that the trees were dying. The Board agreed to consult with the Leeco arborist regarding the health of the trees. Ronnie Studerus left the meeting at this time.

The Board packet included a request from Scott Perl regarding the removal of a tree adjacent to the back of his property. After consulting with Leeco, the Board was notified that the tree is in healthy condition and is not currently damaging the wall or stucco. Mr. Perl retracted his request to remove the tree and requested that the Board trim the tree to the height of the wall. The Board agreed to consult with Leeco regarding the feasibility of trimming of the tree as requested. Scott Perl left the meeting at this time.

Fran and Andy Boros attended the meeting to request that the Board install flowers in the Pinon Point park. The Association is currently completing stucco work in this area and it was conveyed to Mr. and Ms. Boros that new landscaping will not be installed in this area until this work has been completed. Fran and Andy Boros left the meeting at this time.

The Board packet included the resignation of Stacey Rouse as one of the Voting Members in Solterra.

OTHER BUSINESS

The Board packet included the engineering evaluation submitted by Bohannon Huston on July 16, 2020 regarding the sidewalks in Chaco Compound. The report did not address the level of risk or the urgency of repair to the damaged sidewalks. The author of the report, Jeanette Walther, a professional engineer was contacted for clarification. She stated that she did not see anything over a half an inch that creates a tripping hazard, and that the scaling is all surface related and does not pose a risk at this time. It was her recommendation that the area be replaced at the regularly scheduled time. The sidewalks in Chaco Ridge are scheduled for replacement or repair next year and it was the consensus of the Board to replace this area of sidewalk at that time unless the damage worsens.

The Board discussed the petition received from Chaco compound regarding the community wall along Chaco Canyon Dr. and the landscape needs and obligations of Chaco Compound regarding a landscape contract with Leeco. It was the consensus of the Board to refer the community wall issue to the attorney to determine responsibility. The Board packet included a memo with regard to the findings and determination of the needs and obligations of Chaco Compound with regard to the landscape contract with Leeco. A motion was made by Dr. Brierley and seconded by Ms. Troy to accept the landscaping memo document as presented. The motion carried unanimously.

Mr. Murdock discussed the ongoing search for project management software. The discussion was tabled until next month.

The Board confirmed the unanimous email vote to postpone the Annual Meeting. The discussion is ongoing regarding the options to move forward with the meeting.

NEXT MEETING DATE

The next meeting of the HDROA Board will be held on August 18, 2020, 2:00 p.m. via a Zoom Online Conference call.

ADJOURNMENT

A motion was made by Dr. Brierley and seconded by Ms. Troy to adjourn the meeting at 5:32 p.m. The motion carried unanimously.

Submitted by: Marlena Unis

Approved by: _____
David Williams, Board Secretary Date