

# **Approved**

## **Las Palomitas Homeowners Association**

Board of Directors Meeting

July 26, 2010

**Present:** Terry Davis, John Twomey, Jennifer Zehr and Gloria DeVore.  
Also present was Kolleen Weber with Lewis Management Resources, Inc.

**Absent:** Stephanie Kirz, Larry Westberg and Bill Falsgraf

### **Call to Order**

The regular Board meeting of Las Palomitas was called to order at 3:00 p.m.

### **Determine Quorum**

➤ Quorum was attained with four Board members present.

### **Homeowner Concerns**

➤ No homeowners present.

### **Approval of Minutes of May 17, 2010**

**A motion to approve the May 17, 2010 meeting minutes was made by Jennifer Zehr, seconded by John Twomey and passed with a unanimous vote.**

### **Financial Report – Jennifer Zehr**

➤ The May and June 2010 financials were reviewed.

**A motion to approve the May and June 2010 financial reports as presented was made by John Twomey, seconded by Gloria DeVore and passed with a unanimous vote.**

➤ The Board would like a water comparison report and an irrigation comparison report.

### **Committee Reports**

#### ARC

➤ No Report

#### Landscaping – John Twomey

➤ The landscaper is not keeping up with the clearing and trimming of the vegetation.

➤ The dead Pepper tree behind Terry Davis needs to be removed. This will be done this fall.

➤ Comcast had caused irrigation damage when they put cable through a sleeve under the driveway of a house on Mirillo. Comcast moved their cable into a separate sleeve.

➤ The landscaper has been told to be more careful with the water timers.

➤ Try to have the landscapers do irrigation repair work on their days to be on property and limit service calls.

➤ The Board would like proposals from other companies for the irrigation system.

#### Communication

➤ No report.

### Pool/Spa

- The sealant is holding up.
- The spa is working at this time.
- Have LMR start hosing deck off again.

### Violation Report

- A violation report was included in the Board packet for review.

### **Management Report**

- A written report was included in the Board packet and reviewed.

### **Unfinished Business**

- Trash – tabled until the next meeting when everyone is back in town.
- Red Card Alert – tabled until the next meeting when Board members are back in town.
- Pool deck presentations - tabled until the fall.

### **New Business**

- Request a schedule of when Caveo is on site from the west gate of La Paloma.

### **Adjournment**

**With no further business to discuss, a motion to adjourn at 4:25 p.m. was made by Jennifer Zehr, seconded by Gloria DeVore and passed with a unanimous vote.**

Respectfully Submitted,  
Kolleen K Weber, CMCA  
Community Association Manager  
For Las Palomitas Homeowners Association