

# **Approved**

## **Las Palomitas Homeowners Association**

Board of Directors Meeting

April 16, 2012

Present: Terry Davis, Ray Soule, Larry Westberg, Gloria DeVore and Bill Falsgraf. Also present was Kolleen Weber with Lewis Management Resources, Inc.

### **Call to Order**

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

### **Homeowner Concerns**

- No Discussion

### **Approval of Minutes**

A motion to approve the March 19, 2012 meeting minutes was made Bill Falsgraf, seconded by Ray Soule and passed with a unanimous vote.

### **Financial Report**

- The March 2012 financials were included in the Board packet.
- Delinquencies were discussed.
- Two CD's mature in April 2012. The Board decided to cash out the CD's putting the money in either the operating account or into a money market. The money will be deposited into a FDIC insured account.
- The Treasurer presented a financial break down of the estimated expenses for the sewer line scoping, irrigation system replacement and pavement replacement.
- The Board discussed proposals and the expense for each of the three projects.

### **Committee Reports**

#### ARC

- No new ARC submittals.

#### Landscaping

- No Report

### **Management Report**

- A written report was included in the Board packet.  
Ms. Weber was requested to order a sign that the gate is to remain closed and locked to be hung on the pool gate.

#### Violation Report

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

## **Unfinished Business**

### PMIS Proposal

- The PMIS proposal for the road maintenance project was discussed. The Board has questions about the proposal and would like to meet with Tom McDonald. Ms Weber tried to contact Tom McDonald during the meeting but Mr. McDonald was unavailable, a voice mail was left.

**Ms. Weber was requested to contact Tom McDonald to schedule a meeting with the Board.**

### Road Replacement Proposals

- Proposals from Sunland Asphalt and Bates Paving for pavement replacement were compared and discussed.

### Irrigation Proposals

- The proposals from The Groundskeeper were previously discussed.

### Sewer Scope Proposal

- Silverado Rooter & Plumbing proposal to scope the sewer lines the HOA is responsible for was discussed.

**A motion to have Silverado Rooter & Plumbing scope the sewer lines, not to exceed \$5000, was approved by Larry Westberg, seconded by Bill Falsgraf and passed with a unanimous vote.**

## **New Business**

- No new business.

## **Next Meeting**

- The next Board meeting is scheduled for July 16, 2012.

## **Adjournment**

With no further business to discuss, the meeting was adjourned at 4:05 p.m.

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