

# **Approved**

## **Las Palomitas Homeowners Association**

Board of Directors Meeting

July 16, 2012

**Present:** Terry Davis (via phone), Gloria DeVore, Larry Westberg (via phone) and Bill Falsgraf (via phone). Also present was Kolleen Weber with Lewis Management Resources, Inc.

**Absent:** Ray Soule

### **Call to Order**

The regular Board meeting of Las Palomitas was called to order at 3:05 p.m.

### **Homeowner Concerns**

- No Discussion

### **Approval of Minutes**

A motion to approve the April 16, 2012 Board Meeting minutes and April 26, 2012 Special Meeting minutes was made by Bill Falsgraf, seconded by Larry Westberg and passed with a unanimous vote.

### **Financial Report**

- The June 30, 2012 financials were included in the Board packet.
- Irrigation costs are lower than last year.
- The trash collection company is charging a fuel surcharge.
- Delinquencies were discussed.

A motion to approve the June 30, 2012 financials as presented was made Larry Westberg, seconded by Bill Falsgraf and passed with a unanimous vote.

### **Committee Reports**

#### ARC

- No Report

#### Landscaping

- No Report

### **Management Report**

- A written report was included in the Board packet.
- Silverado Plumbing is scoping the sewer lines and will provide a DVD with a report when completed.
- The lights at the main entrance were repaired.

### Violation Report

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

**Unfinished Business****Road Replacement Proposals**

- Three bids based on the PMIS request for proposal were provided for the Board to review.
- The Board discussed trying to schedule the work for August.
- Work on the sewer line will be scheduled prior to the road project.
- The chosen contractor will be advised that communication with Homeowners is essential.
- The contractors will be contacted to provide start dates and timelines.

**New Business****As Brought Forward**

- No Discussion

**Next Meeting**

- The next Board meeting is scheduled for October 15, 2012.

**Adjournment**

With no further business to discuss, a motion to adjourn at 3:30 p.m. was made, seconded and passed unanimously.

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