



**Board Minutes of the Board of Directors Meeting on December 16, 2021**

**PRESENT:** Mary Braly, Andrew Bunch, Sheldon Toso,

**ABSENT:** Kevin Gause, Denise DeMartini,

Call to order at 6:00 PM

Flag salute

**OPEN FORUM:**

**Lot: 702**

Questioned budgeted accounts that had gone over on costs.

**Lot: 2175**

Provided suggestions for better audio for zoom participants to hear the crowd discussions better.

**APPROVAL OF PRIOR MINUTES:**

**Mary motioned to approve November 18<sup>th</sup> Executive Board Meeting Minutes**

**Andrew seconded the motion**

**Further discussion: None**

**Motion Approved: 3 ayes 0 nay 2 abstention**

**Motion carried**

**Mary motioned to approve the November 18<sup>th</sup> Board Meeting Minutes**

**Andrew seconded the motion**

**Further discussion: Sheldon requested wording from his report section be changed, insult to disappointment**

**Approved: 3 ayes 0 nay 2 abstention**

**Motion carried**

**EXECUTIVE MEETING WAS HELD ON 11/18/21**

Agenda item: Member request

**EXECUTIVE MEETING WAS HELD ON 12/16/21**

Agenda items: Violation hearings and member complaints

**FINANCIAL REVIEW:**

Reviewed November 2021 Financials

**DIRECTOR'S REPORTS:**

**Andrew:** None

**Denise:** Absent

**Kevin:** Absent

**Sheldon:** Invited member to contact him for discussions about whatever their concerns may be. Sheldon responded to Bert's comments regarding the kiva committee. He is also disappointed with Bert. Stated there were minor changes to the kiva policies at last meeting. Approached Bert about ADA compliancy and rattlesnakes but couldn't get a second from him to add these items to the meeting agendas. Stated hall and park is open to general public and falls under ADA compliancy. We need to make the facilities easier to use for handicapped persons. Even though it is not required he feels there is a moral responsibility. Also needed a specialist on rattlesnakes to make park safe to use for kids.

**Mary:** None

**VIOLATION REPORT:** Since last meeting there have been 4 violation hearings and three notices of new violations have been sent out.

**MANAGER'S REPORT:**

**OLD BUSINESS:** The Board reviewed the Kiva Rules and Policy changes that were suggested at the 11/18/21 meeting. Provided recommendations for more changes to keep all policies consistent with first round of changes and removed some unnecessary rules.

**Sheldon motioned to table to next meeting and review new changes then.**

**Andrew seconded the motion**

**Further discussion: no**

**Approved: 3 ayes 0 nay 2 abstention**

**Motion carried**

**NEW BUSINESS:**

**Contract review:** Reviewed the proposal for weed abatement in the common areas from Copper Pest and Weed Control in the amount of \$7800

**Mary motioned to check if Copper Pest will meet the cost that was budgeted for and table until January board meeting.**

**Sheldon seconded the motion**

**Further discussion: none**

**Approved: 3 ayes 0 nay 2 abstention**

**Motion carried**

**Architectural Review:**

**Lot 0155**

ETH Enterprise, Inc.

2546 Quail Hill Rd

Member request approval to build a garage on lot with existing home.

**Mary motioned to approved**

**Andrew second the motion**

**Further discussion: no**

**Approved: 3 ayes 0 nay 2 abstention**

**Motion carried**

**OPEN FORUM:**

**LOT: 2175**

Questioned how the policy review by members will work. Mary explained and Aaron provided a new timeline.

**NEXT MEETING:** January 20, 2022 – 6:00 PM

**MEETING ADJOURNED:** 7:10 PM

Secretary Signature: Denise DeMartini

Prepared by Aaron Green, CMCA