

**VILLA ANTIGUA HOMEOWNERS ASSOCIATION
REGULAR MINUTES OF BOARD OF DIRECTORS MEETING
AUGUST 20, 2020**

The Regular Meeting of the Villa Antigua Homeowners Association Board of Directors was called to order by President Jan Whitacre at 5:01 p.m., Thursday, August 20, 2020 via a zoom video conference call due to the current Covid-19 pandemic and City orders restricting any gatherings at this time.

A quorum was established with the following Directors in attendance:

Directors Present: Jan Whitacre, President
 Caryn Maroni, Vice-President
 Maureen Ruchhoeft, Treasurer (arrived at 5:11 p.m.)
 John Croff, Secretary
 Joseph Lindsay, Director at Large

Also Present: Clover Ericson, General Manager
 Mark McCarel and Jerry Lopez of UgMo
 Three interested homeowners

MEMBER OPEN FORUM

Three homeowners were in attendance to participate in a xeriscape agenda topic, architectural application and one kudos for the pool reopening.

SUMMARY OF EXECUTIVE SESSION

The Board did meet in executive session in July.

MINUTES

The minutes of the Regular Session Meeting held on July 16, 2020 were reviewed. *Upon a motion duly made, seconded and unanimously carried, the minutes were approved as submitted.*

CONSENT CALENDAR

Funds Transfer Resolution was adopted by general consent.

FINANCIAL

BALANCE SHEET as of July 31, 2020 was reviewed and shows Total Current Asset Value of **\$479,331.05** as of July 31, 2020.

REVENUE AND EXPENSE STATEMENT as of July 31, 2020 was reviewed. Net Revenue Report shows Net income/(expense) of \$7,078.27. Income was \$3,201.46 over anticipated budget.

ACCOUNTS RECEIVABLE: Member Balance Summary

- Unit #0152 owes \$363.00. Payment was received on 08/25/2020.

1. **Accept Financial Statements:** *Upon a motion duly made, seconded, and unanimously carried, July 2020 financial statements were accepted, subject to year-end audit.*
2. **Income Investments:** *Upon a motion duly made, seconded and unanimously carried, the Board accepted the proposal to continue laddering the investment portfolio at Lynn Wealth Management by disbursing the \$60,000.00 CD that will mature on September 29th into one CD to mature September 2022 and to liquefy the remaining assets in the amount of \$28,031 plus interest into the Money Market account.*

ARCHITECTURAL REQUESTS

1. Unit #132 – The Board reviewed the homeowner’s two applications to install roof mounted solar panels and a second request to perform partial roof repairs and fascia extension replacement. *Upon a motion duly made, seconded, and unanimously carried, the application was approved, contingent upon the owner following guidelines set forth in Policy Resolution No.05.*
2. Unit #189 – The Board reviewed the homeowner’s application to replace her scheme 3 roof in the color Hickory. *Upon a motion duly made, seconded, and unanimously carried, the application was approved, contingent upon the owner following guidelines set forth in Policy Resolution No.05, ensure that the drip edge matches the fascia and let it be noted that an exception to the current roof specifications rule was allowed in owner choosing the color Hickory.*

ACTION ITEMS

UNFINISHED BUSINESS:

1. Tennis Court and Pool Rules Change – The Board reviewed any correspondence submitted to Management regarding the proposed changes mailed out to the membership. *Upon a motion duly made, seconded and unanimously carried, the Board approved the changes to the Tennis Court and Pool Rules as submitted.* Management will notify membership within 15 days.
2. Policy Resolution No. 14 Parking and Storage Rule – The Board reviewed any correspondence submitted to Management regarding the proposed changes mailed out to the membership. *Upon a motion duly made, seconded and unanimously carried, the Board approved the change to Policy Resolution No. 14 as submitted.* Management will notify membership within 15 days.

NEW BUSINESS:

1. Homeowner Correspondence
 - a. Unit 150 tree trimming request – The Board reviewed the homeowner’s correspondence regarding his tree trimming request. *Upon a motion duly made, seconded and unanimously carried, the Board denied the owners request to perform additional maintenance based on the arborist’s professional opinion that the current schedule is adequate for the location.*
 - b. Unit 209 tree trimming request – The Board reviewed the homeowner’s correspondence regarding his tree trimming request. *Upon a motion duly made, seconded and unanimously carried, the Board denied the owners request to perform additional maintenance based on the arborist’s professional opinion that the current schedule is adequate for the location.*
 - c. Unit 011 front yard xeriscape request – *Upon a motion duly made, seconded and unanimously carried, the Board approved to spend \$500 to provide a rock xeriscape as presented by Kirk and signed by Unit 012 as approved.* Owner will work with Kirk in selecting flagstone for a walkway path that will be paid for at the owner’s expense.

NEXT MEETING: September 17, 2020 at 5:00pm via Zoom video conference due to the current City imposed restrictions of no gatherings at this time.

ADJOURNMENT

There being no further business, *a motion was made to adjourn the meeting at 7:04 p.m., which carried unanimously.*

Respectfully Submitted & Approved:



John Croff, Association Secretary