

43 at RACQUET CLUB HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

July 23, 2022

CALL TO ORDER

Management called the meeting to order at 9:00 a.m. Board members in attendance were Brian Boyd, Delane Steen and David Henry.

MINUTES

A motion was duly made, seconded and approved the minutes for April 2022.

TRESURERS REPORT

As of the end of June 2022 there are \$10,725 in our general operating account and \$250,483 in our reserve account for a total of \$261,208.

BUSINESS

A motion was duly made, seconded and approved to charge the maximum late fees and interest on the unpaid special assessment for the palm tree and lighting project on Cortez Road.

Water shortage: Board discussed the severity of the drought and the impact it is having on the HOA landscape, especially the grass. Due to the shortage of water there is a strong possibility the grass will not receive it's winter seed and therefore will go dormant this year. Also, the Board asks for each homeowner to cut back on their individual water usage.

Pools: A motion was duly made, seconded and approved for a 120 day moratorium on draining and refiling of any pool beginning July 23, 2022. Exceptions will be considered if it is determined that there could be a health issue.

Doorbells/Combo locks for owners: A motion was duly made, seconded and approved for the addition of three models of video doorbells. The information will be posted to the HOA website. The Board tabled the suggestion for a push button style gate lock pending additional information.

Reserve study: A motion was duly made, seconded and approved to have the annual reserve study conducted by SCT for \$525. The results will be mailed to the owners in November with the budget.

Lighting: A motion was duly made, seconded and approved to move forward with the uplights for the new palm trees. The Board will look at lighting just the palm tree or the palm tree and the address numbers. The work will be completed by Brudvick Electric.

CORRESPONDENCE: NONE.

HOMEOWNER COMMENTS: Gate on Zanjero is difficult to open. Will be repaired.

ADJOURNMENT 9:40 a.m.

SCHEDULE NEXT MEETING To be set.

Board met in Executive Session regarding ongoing legal issues.