

Mirasol HOA Executive Board Meeting

Friday, April 22, 2016

8:30 a.m.

Mirasol Event Center

MEMBERS PRESENT: Moofie Miller, Jeff Feneis, Amy Irwin, Mike Hersh, Wendy Barth, Ron Grassi

OTHERS PRESENT: Cheryl Brinker, Sharlet Lee, Cathy Grassi

Moofie calls meeting to order 8:35 a.m.

APPROVAL OF MINUTES:

The minutes from the October 23, 2015 and January 22, 2016 HOA Executive Board Meeting minutes were submitted for approval. Jeff moved they be approved with a second from Amy. The minutes were approved.

NEW BUSINESS:

- Dog breeds were discussed.
 - Breeds cannot be disallowed in accordance of the Section 504 Laws.
 - Rental homes have an “aggressive breed dog policy” in place.
 - Discussed the possibility of HOA having “aggressive dog breed” policy.
 - Can it be enforced?
 - Mike suggested the DORA website (free). Moofie will check the DORA website and look into this. In the case the question is not answered, Shar will contact HOA attorney.
 - Mike will be having signs installed stating that Mirasol is private property.
 - Shar reviewed HOA audit. John Cutler, auditor, will present audit every other year, unless there is a problem. Board members may call him with questions.
 - Wendy motioned to approve 2015 Audit, Moofie seconds, all in favor.
 - Ron asked about spraying of weeds. Mike stated weeds have not been sprayed until the ground dries out, because it is not effective.
 - Mike will speak to Hills about cleaning up after mowing.

OLD BUSINESS:

- Mike finished the HOA Comprehensive Needs Assessment on the property. Proposed plan to be incorporated into 2017 budget. Ron made a motion to approve, all in favor.
- Mike informed board that tagged dead trees will be removed in next 2 weeks.

- Tree placement is covered by common area budget. Shar stated “pretty sure it comes out of common fund.
 - Trees will be replaced at no cost to homeowner.
 - Jeff & Mike will walk property at 1pm on Monday to check trees and be sure about placement.
- Wendy will schedule a meeting with Mike to talk about owners complaining about work orders.

FINANCIALS:

- Shar reviewed the financial statements.
- Shar will verify if insurance deductible comes out of operating fund or reserves.
 - Shar will check page 3 to verify the “special assessment” item.

Jeff motioned to adjourn meeting, Moofie seconds, all approved.

Next Mirasol HOA Executive Board Meeting
Friday, July 22, 2016