

DATE: 14 October 2021
TIME: 6:05 PM
LOCATION: Via Zoom Teleconferencing

BOARD OF DIRECTORS ROLL CALL:

Present:

Dan Pritchard, President
Tony Moreno, Secretary
Jimmy Williamson, ACC Chair
Ray Marquez, Director at Large

Not Present: Bibiana Law.

QUORUM: Quorum was met with the roll call and four (4) Directors present.

The Meeting was called to order at 6:05 beginning with the call for Community Input from Homeowners Listening in.

1. Community Input:

- Ms. Bev Paul & Mr. Ozzie Nelson addressed the board with regard to results of the Board Hearing regarding a homeowner who had received complaints about the color of paint on his home. The President announced that a Hearing was held and a vote of 3-2 in favor of the Homeowner but that in the future, when re-painting was necessary, the homeowner would have to submit an ARF to ensure that color scheme was consistent with guidelines. There was an extended discussion & Mr. Moreno indicated that as a Board, a vote was made and based on the circumstances presented, the majority of the Board felt it was not inclined to make the homeowner repaint another wise well painted home. Despite continued disagreements, Mr. Moreno indicated it's the duty of the Board to convene a hearing and listen and weigh the circumstances presented. That's what the Board did. Ms. Paul indicated that what if she decided not to follow the rules and paint her house in a color not in compliance and then came to the Board with "circumstances" and the Board not do anything. Mr. Moreno cautioned that would be risk that she would take given that the Board could determine that the circumstances presented may not merit favorable consideration. The concern/point conveyed was that the Board was not enforcing the standards and then why have standards. Mr. Moreno countered and informed the members that the Board heard the homeowner who had presented significant input as well as letters from neighbors and discussion with PM.
- Mr. Williamson brought up an issue of concern regarding the Executive Meeting that was called following the previous meeting. He indicated that he had disagreed with the Executive Meeting because there was no agenda and at that time exited the meeting. He felt that a policy was made by the Board that was not transparent and even referred to the mere holding of the Executive Meeting as illegal. The President indicated that it was a moot issue. The concern was raised to PM at the time and PM indicated that the President has every right to call an Executive Meeting.

When asked by Mr. Williamson, the President indicated they would not give the matter further discussion since Mr. Williamson's position was a matter of opinion.

- Mr. Williamson also raised the matter of the SVEHOA web page regarding a Nominating Committee Link as well as the ACC Committee Link. The President indicated that he would add Raymond as the POC for the Nominating Committee Link and any perceived conflict of interest is removed, especially since he indicated his intent not to seek re-nomination.

2. President's Report: Dan apprised all that there was an In Lieu Of motion/vote to suspend weed violation citations through the end of September 2021. However, an amendment was made to that proposal to only suspend citations through the end of August vice September. In either case, the original motion or the amended motion, unanimous consensus was not reached and no action was taken. PM has resumed citing homeowners for weed violations.

Motion: Jim makes motion to approve President's Report and attach the report to the Board Meeting Minutes. **Motion Seconded:** Dan seconds the motion. **Vote:** All in Favor, 4-0, **Motion Passes.**

3. Treasury Report: Dan presented the majority of the Treasury Report in order to assist Raymond who only had the 2022 Proposed Budget to refer to so Dan apprise all in attendance of current balances.

- Dan indicated that at present operating budget, there would be a shortage of ~\$1,702.00
- Insurance paid totaled, \$2,457.00, an annual cost
- Balance: \$12,259.91; following expenses including \$742 for PM services totaled over \$3,000
- Dan indicated that he and Raymond Marquez (Treasurer) would talk with PM to iron out discrepancies.
- At Present, Dan indicated that we have ~\$6,972.49 after all permits, fees, and taxes are paid for.
- Dan indicated one homeowner is in foreclosure and a second one is entering into court proceedings.
- Mr. Nelson commented that the budget, regardless of the balance being under \$10k, is still in good shape with a \$6,972.49 balance, Dan agreed. Mr. Nelson suggested accepting the balance as is rather than make an arbitrary threshold limit of \$10K.

4. ACC Report. Jimmy provided the ACC Report: briefing that an ARF was submitted for replacing Windows & Doors.

5. Secretary Report. Dan shared the screen with the Secretary Report Tony had submitted. Tony ran through elements of the previous meeting (22 Jul); Board Hearings (20 Aug) and listed the topics of discussion as well as Old Business & New Business items that were discussed.

- Jim indicated that he had not seen the 22 July Meeting Minutes. Tony resent the meeting minutes to the entire Board. Tony indicated that Ray had concurred and that Jimmy did not provide any comment one way or the other and Dan had made a correction and re-formatted some of the notes. What remained was approval of the 22 July Meeting Minutes.
- There was a question as to whether the 29 April 2021 Meeting Minutes were approved and both Tony & Jim indicated that those minutes were approved during the 22 July Meeting and so annotated within the meeting minutes.

6. New Business.

- There was discussion about what to do with HOA Fees as a result of current balance but also since this item was surfaced during the 22 July meeting that considered reducing the HOA fees.
- Zoom account is ~\$99.00 annually and Dan indicated that he currently pays with his credit card and gets reimbursed. However, he would like to have PM accept full responsibility for maintaining the Zoom account as well as payments.
- Dan also indicated that the HOA pays for the SVE Domain on the web, an annual cost of \$100.00
- Dan indicated that approval each and every time is not necessary if listed budget line items for Permit/Fees/Taxes do not exceed \$1500.00

Motion: Tony makes motion to neither increase nor decrease HOA fees from the current \$26.00 per quarter. **Motion Seconded:** Dan seconds the motion.

Discussion: Jim indicated that the Board project & annotate within the spreadsheet a 3% increase in operating budget where applicable to include adding in the cost for annual zoom account.

Vote: All in favor. 4-0. **Motion Passes.**

Motion: Ray makes motion to annotate a 3% increase in projected costs for the 2022 Budget and beyond due to inflation. **Motion Seconded:** Jim seconds the motion. **Vote:** 3 Yes (Jim, Ray, Tony) and 1 No (Dan) 3-1 in Favor. **Motion Passes.**

Motion: Dan motions that PM receive and begin paying for the Zoom account out of the operating budget for Budget year 2022. **Motion Seconded:** Jim seconds the motion. **Vote:** All in Favor, 4-0. **Motion Passes.**

Motion: Dan makes a motion that PM take over payments for the Domain. **Motion Seconded:** Jim seconds the motion. **Vote:** All in Favor, 4-0. **Motion Passes.**

Motion: Dan makes a motion that PM assume paying for the website due every three (3) years.

Motion Seconded: Ray **Vote:** **Motion Pass**

Jimmy asked that the Board contact PM (Amanda) to determine her availability in March for the Annual Meeting. Mr. Nelson indicated that those actions are generally coordinated in the January meetings.

Motion: Jimmy makes a motion that the Board contact Amanda to determine her availability for the March 2022 timeframe to schedule the Annual Meeting. **Motion Seconded:** Dan seconds the motion. **Vote:** All in Favor, 4-0. **Motion Passes.**

- There was discussion on required coordinating activities in preparation for the upcoming board meetings including assessments, 4th Quarter Newsletter, Solicitation of Interested Homeowner for BOD and/or Committee Members and to post that information on the Website.

Motion: Dan makes a motion that in the assessments and timing of the 4th Qtr Newsletter, that a request for solicitation of the board and committee members be sent out and request that those interested in the positions attend the January 2022 meeting. **Motion Seconded:** Ray seconds the motion.

Discussion: Jimmy volunteers to draft the information that will go out in the mailings. He asks for confirmation on what to put down on the main topics: 1) solicitation of individuals serving on the board. 2) Solicit for individuals for Committee Members for the next year (April on).

Vote: All in Favor, 4-0. **Motion Passes.**

7. Next Meeting. Board had a brief discussion on whether to hold the next meeting in December and/or January 2022.

Motion: Dan makes a motion to schedule the next Board Meeting for 20 January 2022. **Motion Seconded:** Ray seconds the motion. **Vote:** All in Favor, 4-0. **Motion Passes.**

Motion: Jim makes a motion to approve 22 July Meeting Minutes. **Motion Seconded:** Tony seconds the motion. **Vote:** 3 Yes (Ray, Jim, Tony) 1 No (Dan) 3-1 in favor. **Motion Passes.**

8. Adjourned. Meeting adjourned at 7:50.