

**TU CASA HOMEOWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
June 16, 2021
REGULAR MEETING MINUTES**

BOARD MEMBERS PRESENT

Linda Shafer	Vice President/Secretary
Lynda Savage	Member at Large
Kirk Cowles	President

BOARD MEMBERS ABSENT

Gerrie Boone	Treasurer
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ALSO PRESENT:

Cori Shipp	Community Association Manager
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As well as several homeowners

CALL TO ORDER:

The Meeting was called to order at 5:00 P.M. and was held online due to the COVID 19 Pandemic.

OPEN FORUM:

None

PRESIDENTS REPORT:

Kirk Cowles reported that he will be meeting with Regina Weiss from "Howes Weiler and Landy", who are the Engineers working on the driveway project. After meeting with Regina Kirk will discuss the driveway project with the Architectural Committee and will then report back to the Board of the Architectural Committees recommendations.

MEETING MINUTES:

The Board reviewed the previous Regular Meeting Minutes. *Upon a Motion made by Linda Shafer, seconded by Lynda Savage and carried, it was:*

RESOLVED; to approve the Regular Meeting Minutes from May 19, 2021 as presented.

COMMITTEE REPORTS:

Maintenance/Landscape - Linda Shafer reported that several trees in the community will be trimmed.

Communications - Linda Shafer reported she is working on the summer newsletter.

Rules - Nothing to report.

Architectural - Nothing to report.

UNFINISHED BUSINESS:

Swallows - The Board asked Management to get other bids from general contractors to install fishing wire along the building to deter the swallows.

Bid for legal retainer - *Upon a Motion made by Linda Shafer, seconded by Lynda Savage, and carried, it was:*

RESOLVED; to approve the new retainer with Massie Berman if they can record the new CC&R amendment related to new rental requirements and if the HOA does not have to pay a full year of Adams Sterling's retainer.

NEW BUSINESS:

Confirm new COVID notices - The Board agreed to post the new COVID regulations in the community.

Notify owners of plumbing responsibility - The Board agreed to include a note in the next newsletter reminding owners of their responsibility to check and maintain their plumbing as a proactive measure to avoid leaks into other units.

Approval of boat dock attachment for kayaks - *Upon a Motion made by Linda Shafer, seconded by Lynda Savage, and carried, it was:*

RESOLVED; to approve the application for unit #3 to install a boat dock attachment for kayaks.

Bid to approve landscape upgrades - *Upon a Motion made by Linda Shafer, seconded by Lynda Savage, and carried, it was:*

RESOLVED; to approve the bid from Green Line Landscape to install "bender board" along the front entry walkway and install plants behind unit #4.

FINANCIALS:

The current financials were reviewed. Upon a motion made, seconded and carried, it was:

RESOLVED: to receive and file the May 2021 financials, pending a year-end financial Review, by a Certified Public Accountant.

OVERVIEW OF EXECUTIVE MEETING:

The Board reviewed delinquencies, disciplinary actions and approved the Executive Meeting Minutes from the prior meeting.

NEXT MEETING DATE:

Scheduled for July 21, 2021 PM.

ADJOURNMENT:

Upon a Motion made by Linda Shafer, seconded by Lynda Savage, and carried, it was:

RESOLVED; to approve adjourning the Regular Meeting at 5:55 p.m.

Approve: _____

Date: _____