

**TU CASA HOMEOWNERS' ASSOCIATION
BOARD OF DIRECTORS MEETING
June 20, 2016
REGULAR MEETING MINUTES**

BOARD MEMBERS PRESENT

Ed Adams	Vice President
Gerrie Boone	Treasurer
Denny Gibson	Member at Large

BOARD MEMBERS ABSENT

June Delany	Secretary
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ALSO PRESENT:

Cori Shipp from Lindsay Management
As well as several homeowners

CALL TO ORDER:

The Meeting was called to order at 5:00 P.M. at the community clubhouse.

MEETING MINUTES:

The Board reviewed the previous Regular Meeting Minutes. *Upon a Motion made by Gerrie, seconded by Denny, and carried, it was:*

RESOLVED; to approve the Minutes from April 18, 2016 as presented.

FINANCIALS:

The Board reviewed the current Financial Statements. *Upon a Motion made by Gerrie, seconded by Denny, and carried, it was:*

RESOLVED; to receive and file the April 2016 Financials, subject to a yearend review by a certified public accountant.

2016/2017 Budget - Upon a Motion made by Ed, seconded by Denny, and carried, it was:

RESOLVED; to approve the 2016/2017 budget as presented, with a \$5 increase in dues, on average per unit.

ARCHITECTURAL:

Architectural application from unit #16 - *Upon a Motion made by Ed, seconded by Gerrie, and carried, it was:*

RESOLVED; to approve the application from unit #16, to add a "Dock Float" to their dock.

Architectural application from unit #26 - *Upon a Motion made by Gerrie, seconded by Denny, and carried, it was:*

RESOLVED; to approve the application from unit #26 to replace the existing skylights and add one additional skylight.

UNFINISHED BUSINESS:

Bid from soils engineer for paver project – Tabled until the Board determines where the funds for the project will come from.

Paver Committee – The Board agreed to appoint Jim Strickland to act as the Paving Committee Member for the paving project.

NEW BUSINESS:

Bid for exterior garage door window for unit #2 – *Upon a Motion made by Gerrie, seconded by Ed, and carried, it was:*

RESOLVED; to approve the bid from Pedro to install a new vinyl window in the garage of unit #2 in the amount of \$1,160.

Rug for BBQ area – The Board agreed to allow Ken Mc Jimsey to purchase a rubber mat to be placed in front of the BBQ area so the pavers are not stained with grease from the BBQ.

Landscape upgrade bid for front entrance – *Upon a Motion made by Gerrie, seconded by Ed, and carried, it was:*

RESOLVED; to approve the bid from Green Line Landscape, in the amount of \$1,510, to renovate the front entry areas by removing the ivy and red apple, and replacing it with river rock and succulents. The Board agreed to hold off on doing the work until the next fiscal year, which would be the following month, when more funds are available for that project.

EXECUTIVE MEETING OVERVIEW:

The Board discussed delinquencies and disciplinary actions, as well as approved the previous Executive Meeting Minutes.

NEXT MEETING DATE:

Scheduled for July 18, 2016 at 5:00 PM.

ADJOURNMENT:

Upon a Motion made by Gerrie, seconded by Ed, and carried, it was:

RESOLVED; to approve adjourning the Regular Meeting at 6:30 p.m.

Approve: _____

Date: _____