

Catalina Pueblo Association
Board of Directors Meeting
February 10, 2014
2568 E. Cerrada Caballo

Members Present:

Jean Paine, Bill Strang, Dan Peters, Carol Sinclair, Hal Grieve, Pat Wagner,
Connie Church

Jean Paine called the meeting to order at 5:45 p.m.

Carol moved that the January 2014 minutes be approved as submitted. Bill seconded, the vote was unanimous.

Officers & Committee Chair Reports:

Carol Sinclair: VP

We have not received paperwork for either 2631 E. Maria or 6322 Adelita, both of which are occupied by renters. Carol will write to Ms. Nelson-Winkler about the properties not being in compliance.

Bill Strang: Treasurer

Bill presented January 2014 financial reports (which will be distributed in the March newsletter). He reported receipt of \$400 transfer fees from the sale of 3 properties: 2575 Maria (Pochyla to Berkman), 2433 Posada (Oja to Edminster) and 2749 Posada (Davis to Harris). He anticipates being over budget in transfer fee income for the year.

Connie Church: Secretary

Work on the 2014 directory is underway and hopefully they will be printed and distributed by March 1st.

Hal Grieve: Pools

Hal reported that wood rot as been found in some Ramada support posts at Adelita. It appears that when the posts were installed, no stand-offs were used between the posts and deck. This allowed water to remain in contact with the post bases causing rot to form over time. He plans to have the post bases trimmed and stand-offs installed which, hopefully, will alleviate the problem without having the expense of buying new posts.

Hal has purchased 4 lounges each for Minera and Caballo pools. It was suggested we donate any old ones that are still safe to use to Habitat for Humanity or some other charitable organization. Hal will follow up on that.

The heater at Adelita continues to turn off every 2 weeks or so. He will arrange for Bill Winters from Pioneer Pools to look into this problem.

Dan Peters: Social/Membership

Dan has Welcome Booklets for the 3 new owners who purchased homes but have yet to move in. He will continue trying to contact them to make arrangements to deliver their binders and to get the information they want published in the new directory.

Pat Wagner: Landscape/Architecture

The annual February “walk-about” was discussed. Board members will divide up 12 different street routes and the LA Committee will inspect 5 wash/path routes. Pat will distribute informational packets to everyone including Inspection Procedures and assigned routes this week. She asked that all inspections be completed by the end of February.

Pat will complete a Dunn Edwards application in an effort to make it easier for CPA homeowners to get their discount when purchasing paint.

New Business:

Lee Strang’s proposed “Little Free Library” was discussed. Connie moved to approve it as submitted. Hal seconded, the vote was unanimous. The proposal is attached.

Linae Holcombe (Finance Director for Arts Integration Solutions) prepared all 2013 CPA financial reports and tax returns. Donn Poll paid her services. Connie moved to reimburse him for his \$305 out-of-pocket expenses. Carol seconded, the vote was unanimous. Linae has been helping Donn, Bill, Jean and Connie with the transition of treasurers and banks (BMO Harris to Wells Fargo). She will continue to produce necessary reports and will be paid \$35/hour. She has “view only” access to our checking and savings accounts at Wells Fargo. Bill, as Treasurer, will handle all of the Association’s income and expenses.

Committees for the 5-year Plan and Rental Committee will be formed and meet before the March board meeting.

There was no further business. Connie moved to adjourn at 6:50 with unanimous consent.