

Catalina Pueblo Association
Board of Directors Meeting: November 10, 2014
2568 E. Avenida de Posada – 5:30

Members Present:

Jean Paine, Carol Sinclair, John Trang, Pat Wagner, Dan Peters, Connie Church

Members Out of Town:

Bill Strang

Jean Paine called the meeting to order at 5:30 p.m.

Pat moved that the April minutes be approved as submitted. Carol seconded; the vote was unanimous.

Committee & Officer's Reports:

Carol Sinclair, V.P.

Carol reported that there are no houses for sale in Catalina Pueblo at this time.

Carol asked for help finding a permanent light-bulb committee. Dick Segerdahl has volunteered to change bulbs when he is in town, so Jean will contact him to find out his schedule. In the meantime, the board will continue to identify full-time residents who would take on this task on a more permanent basis.

Bill Strang, Treasurer

The October Statements of Cash Flows and Budget that Bill submitted was reviewed. It was noted that transfer fees for 8 properties have been received.

John Trang, Pool Chair

John reported that at the present time there are no major problems with the pools. This summer, the bath at Adelita was repaired. The heat pump at Minera was repaired under warranty. It was noted that there are several cracked tiles in the Minera pool that will have to be replaced.

Several signs need to be replaced. Connie will order the necessary gate signs. The "Pool Rules" and CPR signs at Adelita also need to be replaced, but before doing so, they will be reviewed.

The heating units at Caballo and Minera pools were both shut down mid-October and John has placed "pool currently unheated" signs on their gates.

John asked Connie to make pool passes for several new residents and those old residents who purchased new keys.

John requested Progressive Pools change their scheduled visits to correspond to the fact that both Minera & Caballo are closed for the season.

John will arrange for termite inspections and look into a report of bees at Caballo.

Dan Peters, Social/Membership

Dan reported that about 40 people attended the Halloween Party. He and his committee personally invited all the new residents.

The Holiday Party will be Sunday, December 7th at Nancy Meister & Jay Book's home. The board and social committee has historically provided food and drink for this party with residents providing desserts if they wish to contribute. To that end the board/committee will provide the following:

- Dan: Cheese Tray (appetizers)
- Pat: Chips/dips (appetizers)
- John/Jude: Lentil Salad
- Connie: Green salad with fruit (HLCC Gingham Salad)
- Jean: Wild Rice and Pineapple/Squash vegetable dish
- Carol: Ham & Champaign Sauce
- David: Salmon & sauce

Expenses for the above will be reimbursed from the Social Committee budget.

Pat Wagner, Landscape/Architecture Chair

A request from John & Pat Cain to replace their back steps was reviewed. Connie moved, seconded by John that their request be approved as submitted – the vote was unanimous. There were a few suggestions that Pat will pass on to them.

The request from Bob & Ursula Garrett to redesign and replace their back gate and steps was discussed. John moved, seconded by Dan to approve as submitted. The vote was unanimous.

Pat reported that the Farrell's project to build a staircase to the roof has run into permit problems with the country and will likely be abandoned.

The resurfaced driveway at 2555 Posada was discussed. The board directed Pat to write to the owner again explaining that the replaced surface must conform to the specifications in the Rules and CCR's.

Pat reported that she notified the Bangs (2575 Posada) that the board granted permission to have their diseased tree removed

Pat and John will meet and develop a portfolio of photos of garage conversions. Pat expects to include the subject of carport-to-garage conversions in her report at the annual meeting.

Pat and her committee will review a requested landscaping proposal submitted by the Berkman's (2575 Maria) and report back to the board.

Nominations:

Jean and Pat have another year to serve on their 3-year terms of office. Carol, Bill and Connie have two more years to serve out their terms. Dan will not be serving another year so we will be looking for an owner to replace him on the Board. John, who agreed to serve out the remainder of Hal's year as Pool Chair will report back about his availability to remain on the board. Board members have agreed to explore viable board candidates.

There being no further business, John moved, seconded by Carol to adjourn the meeting at 7:20. The vote was unanimous.