

HORIZON COUNTRY CLUB TOWNHOUSE ASSOCIATION

Board of Directors Meeting April 10, 2024

The meeting was called to order at 6:34 pm by President Linda Davis. All board members were present with the exception of Lorenza Acuña and Martha Moreno.

TOWNHOUSE OWNERS & GUESTS PRESENT

There were guests at tonight's meeting, Barry Boyd, Sandra Esqueda, TH #47, and Robert Piseño, TH# 73.

REVIEW OF MEETING MINUTES

The minutes from the March 6, 2024, meeting was read and a motion to approve was made by Albert Shaw with a second from Tim Jones. All members present approved.

REVIEW OF FINANCIAL REPORTS

The financial report of March 6, 2024, was reviewed and a motion to approve the ledgers and report was approved with a motion by Albert Shaw and a second by Brenda Loveday.

CORRESPONDENCE

Leslie reported that there had been only financial correspondence from townhouse owners. Many of the payments are slowly being caught up. The suggestion was made to send by email the previous minutes and budget report for review 2 days prior to the monthly meeting. This will provide more time for meetings and provide more timely careful review by the board. Final approval will be made at the monthly meeting.

COMMITTEE REPORTS

1. ARCHITECTURE/BUILDING: Brenda Loveday and Anna Whitehead. Sandra Esqueda brought a report that she is remodeling TH # 46 and that she has a request to remove a tree due to structural damage to this unit. She also requested that she be allowed to pour some concrete to help with water runoff

from this unit. Robert Piseño presented a request to add a gate to the side of the new garage enclosure to TH # 73. This gate was approved by all. The issue of the outside walls and the cart paths need repair. There have been several different estimates and different ideas as to the needed repairs to these two areas on our property.

2. STREET PAVING and ROAD MAINTENANCE: Brenda Loveday/Anna Whitehead. It was brought up that the paving in the circle by TH #'s 19-23 is in very bad shape. Albert brought up that we had discussed in the past that the paving would be done in sections when finances allow. Anna suggested we discuss with the fire department as to the dangers of emergency access to that area. It is frequently not passable for emergency vehicles due to the large number of vehicles parked in that circle.
3. GROUNDS/LANDSCAPING: Linda Davis, Albert Shaw, Barry Boyd came to discuss his possible employment to cover Albert Shaw's vacation. He took issue with the vote last meeting to pay him \$3000 per month as opposed to the \$3500 that he was paid last year. Ms. Davis made the motion to pay the \$3500 with a second by Ms. Loveday to that effect. The motion passed. Barry stated that he wanted a contract. Leslie informed him that we had a contract with all that was required. She stated that she would get him a copy of this document in the coming week. Albert discussed his job and stated it was approximately 5 hours per day. Barry approved of the schedule and will start June 1, 2024 at the approved rate of \$3500. The board will pursue bids for the tree removal and report back to TH # 46 owner.
4. BUDGET: Leslie LeFebvere. Barry also stated that he had come to discuss Ms. Kelly's two units and the seriousness of her late debt to this association. Leslie stated that she would not discuss Ms. Kelly's financial situation with him with her not present. The conversation became heated and it was stated again that discussing her finances with him was inappropriate. Leslie reported that many of the units that were in arrears are being brought up to date. She said the quest will continue to try and get all units up to date.
5. WEBSITE: Linda Davis: HCCTHA.com. Ms. Davis stated that all documents were available on the website.
6. ELECTIONS: Leslie LeFebvere. No Report

7. COVENANTS: Linda Davis, Anna Whitehead, Brenda Loveday. Ms. Davis passed out copies of the packets to be distributed. The plan is to get these packets in the hands of the residents and owners by the May 8th board meeting. Leslie stated that she would put notes in the new drop box to alert residents to be on the lookout for this distribution.
8. RECREATION: Lori Acuña, Martha Moreno: No report.

OPEN FORUM

The meeting had run late and there was no open forum discussion.

PENDING BUSINESS

The distribution of the covenants, bylaws, and addendums. Plans for recreation for the summer months.

OLD BUSINESS

None

NEW BUSINESS

None

Adjournment 7:49 p.m. The next regular meeting will be held May 8, 2024
6:30 p.m. Place to be determined.