

# **Four Hills Village Association (FHVA)**

**Minutes of FHVA Board Meeting, July 21, 2020**

Virtual Meeting via GoToMeeting

## **1. Call to Order**

President Steve Brugge opened this virtual meeting at 6:30 p.m.

### **Attendance:**

Officers: Steve Brugge, Jennifer Lopez, Lee LaBrier, and Linda Martinez

Directors: George Gibbs, Lynda Hartman, Lisa “Rusty” Goetz, Andrew Lipman, Mike Blackledge, and Brigid Conklin

Past President Jim Cochran

Member-at-Large Ann Harris Davidson

Absent: Jan DeMay (excused)

General FHVA members in attendance as guests: Ron Glaser and Jim Church

## **2. Approval of Agenda**

Andrew moved to approve the agenda; Jim seconded; and the motion passed with unanimous approval.

## **3. Approval of June 2020 FHVA Board Meeting Minutes**

Linda M. Noted that there was an error in a date in the minutes. The erroneous date was corrected and Rusty moved to accept the corrected drafted minutes; Linda M. Seconded. The motion to approve the June 2020 FHVA Board Meeting minutes, as amended, passed with unanimous approval. The approved minutes can be found on [www.fhva.org](http://www.fhva.org).

## **4. Reports, as needed from Officers and Board Members**

A. Steve Brugge, President

Steve reiterated his appreciation for the work of all the Board Members and noted how pleased he is with the Association's progress already this year.

B. Jennifer Lopez, Vice-President

Jennifer, Chair of the Bylaws Committee, will be providing her report under Old Business item 5.C.

C. Linda Martinez, Treasurer

C.1 Linda reported that the current Money Market Balance is \$23,282.09 (with a small increase in its interest rate); and the current Checking Account balance is \$6,696.47.

C.2 Linda reported that a Service fee of \$15.00 is charged when the checking account balance drops below \$5,000. She will monitor account and transfer money from the Money Market account, as needed, to keep account above \$5,000.

D. Lee LaBrier, Secretary

Lee confirmed that in the 3 boxes of old records she received as the new Secretary there is a box of old stationery (cards, letterhead and printed envelopes for the former Four Hills Village Homeowners Association. The board agreed that shredding these documents at the September FHVA "Shred Event" is their appropriate disposal.

E. Andrew Lipman, Government Affairs Director

E.1 Andrew is awaiting (expected in 3 to 4 weeks) the two or three designs, from the City, for the landscaping on Four Hills Road (east side), for the Right of Way Landscape Stabilization & Erosion Control Project. Unfinished Business.

E.2 The rest of Andrew's report will be covered under Item 5.A Old Business: Four Hills Village Sign.

F. George Gibbs, Security Director

F.1 George thanked Andrew for his Liaison with APD about security cameras.

F.2 George shared the highlights of the recent (06/16/2020 to 07/19/2020) APD Activities Report for Four Hills Village. Again, crime in Four Hills Village has remained low.

F.3 George attended the recent virtual Foot hills Area Command's Community Policing Council meeting. Highlights include a cautionary tale about opening doors to strangers; the announcement that a bike mounted police officer will be patrolling the Tramway and Central area; and that a brochure is now available to help people know their rights when they are stopped by a police officer. Steve asked whether this brochure might be available digitally, to post on FHVA website or on Nextdoor. Unfinished Business.

#### G. Jan DeMay, Public Relations/Real Estate Director

G.1 Active Listings: 9 active listings in Four Hills Village, averaging \$158.00 per sq. ft.

G.2 Pending Sales: 10 sales pending, averaging \$147.00 per sq. ft.

G.3 Closed Sales: 9 sales were completed, averaging \$135.00 per sq. ft.

#### H. Rusty Goetz Open Space Director

H.1 Open Space Maintenance: Rusty reported that the first two of the broken fence planks have been replaced in the Manzano/Four Hills Open Space. More to come. Unfinished Business.

H.2 Rusty noted that there has recently been a 110-acre grass fire on Kirtland AFB (on the western slopes of Manzano Mountain, the hill nearest Four Hills) and no notification was given to her or the FHVA. She will follow up. Unfinished Business.

H.3. Rusty advised that "rabbit ebola" (Rabbit Hemorrhagic Disease Virus type 2-RHDV-2) is reported as killing rabbits in eastern and southern New Mexico. It is highly contagious among rabbits, however, it is not known to be transmissible to humans or pets. Rusty will monitor reports.

H.4 Rusty will continue contacts with the City's Parks & Recreation Department about appropriate signage (and map directions) for the Four Hills Park.

H.5. Rusty has noticed a small airplane circling Four Hills Village for hours at a time on several different days. It maintains a low altitude. Rusty is concerned and will follow up to try to get more information. Unfinished Business.

I. Brigid Conklin, Publications Director

Brigid announced that , as the publisher of the FHVA's newsletter, The Chronicle, she has set up a direct email account at [pubsfhva@gmail.com](mailto:pubsfhva@gmail.com).

J. Lynda Hartman, Membership Director

J.1 Lynda announced that the total membership remains at 365 households.

J.2 34 members have agreed to "go green" and receive only an electronic copy of the newsletter. Jim Cochran asked if dual member households could each receive an electronic copy and Lynda said that could be done.

J.3. Lynda challenged every Board Member to try to recruit one new member in the coming month, as incentive, each new member will receive copy of the 2020 Member Directory and recent edition of the Chronicle. Unfinished Business.

K. Ann Harris Davidsopn, Member-At-Large

K.1 Ann reminded that, many years ago, the Association had accepted responsibility for the maintenance of the medians at the "Y" intersection at Stagecoach Road, so, last week, she weeded the area.

K.2 Ann announced that, as the Bylaws Committee is about to start the revision of the Association's Standing Rules, she will be sending each Officer and Director a copy of their currently listed duties for them to review.

L. Jim Cochran, Past-President- No report this month.

M. Mike Blackledge, Webmaster

Mike reported that he has been in contact with a professional web designer, Laila Lunderman, who lives in Four Hills Village and who may one day be interested to serve as the FHVA's webmaster. Mike is continuing to investigate the options for using other web-building platforms, notably Word Press.

## 5. Old Business

A. The Four Hills Village Sign and camera, Andrew Lipman

A.1 The new sign has largely been installed. The lettering is anticipated to be installed in September. Andrew thanked Rusty and Lynda for their help in selecting materials and colors for the letters.

A.2 Andrew noted that there is no news on the installation of a security camera or cameras. Given recent complaints from neighbors of the Four Hills Park, he will explore the possibility of a camera there as well. Andrew is working with the Real Time Crime Center in an effort to move the project forward. Unfinished Business

B. Increase in membership fee, Lynda Hartman

B.1 Following a short discussion, Lynda agreed to defer this action to a later date, probably in 2021.

C. Bylaws Committee report

C.1 The Bylaws Committee, chaired by Jennifer Lopez and including Ann Harris Davidson, Jim Church, and Steve Brugge presented ,by email, the other Board Members with a copy of the proposed revised Bylaws, as well as a rough first draft of a comparison document of the changes from existing Bylaws (with this document noted as containing errors and omissions.

C.2. Lynda Hartman made a motion, seconded by Jim Cochran, to strike Section 2.B of Article IV of the proposed Bylaws. Discussion followed. Ann made a friendly amendment to replace "new

members” in this sentence with “new residents of Four Hills village”. Lynda seconded this friendly amendment, which passed with 7 votes in favor.

C.3 Rusty suggested that Section 6 of Article VIII also needed clarification. Discussion followed. Ann asked whether adding the words “...for non-Board Meetings...” following “A quorum...” at the start of the sentence in this Section 6 would be satisfactory; Rusty agreed.

C.4 Ann moved for the Board to approve the presented proposed FHVA Bylaws, with the already approved correction to Article IV, Section 2.B and with Article VIII, Section 6 amended as in C.3 above. Mike seconded this motion, which passed with 8 votes in favor.

C.5 If these proposed Bylaws conform to legal requirements they will be published to the general FHVA Members for their vote at the Annual General Meeting. Revision will begin on the long obsolete Standing Rules. Jim Church, in his role as a member of the Bylaws Committee suggested that as the Standing Rules are so out of date they should not be posted on the FHVA’s website. Board members agreed and Steve asked Mike to remove them from the FHVA’s website.

## **6. New Business**

### **A. Nextdoor leads/moderators, Steve Brugge**

The issue is that there is currently only one person, Jim Cochran, who leads or moderates the Four Hills Village Association’s sub-group of Nextdoor Four Hills Village. Steve Brugge was suggested as the second person, to join Jim Cochran. Steve confirmed that he was willing to do this. Andrew Lipman moved that it should always be the current President of the Association who should be Nextdoor lead/moderator. Jim Cochran explained that Nextdoor’s system does not readily facilitate that. Ann offered a friendly amendment that at least one of the leads or moderators shall be a Member of the Association’s Board. The friendly amendment was accepted and voted on, passing unanimously.

## B. Slow-down signs, Steve Brugge

Several residents have expressed concerns, on Nextdoor and one directly to President Steve Brugge, about the problem of speeding on the streets of Four Hills Village. In discussion, it was noted that the APD's Foothills Station was said to have "Slow Down" signs that residents could collect and that the Member who had contacted Steve asked for FHVA authorization to collect a number of them to distribute to residents to place in their yards. Steve surveyed the Board Members and there was unanimous agreement not to make the endeavor a policy of the Association, though Members may undertake this on an individual basis.

## C. Issues at Four Hills Park, Ann Harris Davidson

Last week, Ann received an email from a concerned Member about the problems of people parking on Suzanne Lane (and partying there) when using the Four Hills Park. Apparently, online map programs indicate that Suzanne Lane is the entry point to the Park (rather than from Stagecoach Road/Running Water). Rusty (as noted in Item 4.H.4) is following up on the issue with the City's Department of Parks & Recreation and Andrew. (as noted in Item 5.A.2) is hoping to arrange for a surveillance camera for the Park. Unfinished Business.

## 7. Announcements

The next FHVA board meeting will be held at 6:30 p.m. on Tuesday, August 18, 2020. The meeting is likely to be held virtually on GoToMeeting given social distancing requirements necessitated by COVID-19.

## 8. Adjournment

Jim made a motion to adjourn the meeting; Mike seconded the motion, which passed unanimously. President Steve Brugge adjourned the meeting at 8:32.