

FOUR HILLS VILLAGE HOMEOWNERS ASSOCIATION

BOARD OF DIRECTORS MEETING

6:30 pm March 9, 2017

Canyon Club

- I. **Call to Order** 6:30 pm meeting called to order by Vice President Herb Wright. Paul Fiest had called Herb to let him know he would be late due to a meeting but would try to make it. Jan DeMay apologized for not being able to attend. Quorum is met and verified, attendance recorded.

BOARD MEMBERS PRESENT: Vice President Herb Wright, Treasurer Bill Heath, Secretary Marilou Cochran, Membership Director Ann Harris Davidson, Security Over flights and Roads Director Mary Paull, Publications Director Laura Siegel, Parks and Open Space Director Steve Brugge and Covenants and Architectural Control Director Jim Cochran, Planning and Development Director Jim Church.

BOARD MEMBERS ABSENT: President Paul Fiest and Real Estate Director Jan DeMay.

GUESTS: Judy Young, Delores Morgan, Martina Mesmer and Ernest Christman.

- II. **Approval of the Agenda** Motion was made by Steve Brugge to approve the agenda, second by Jim Cochran. Motion Approved.
- III. **Review of February 9 meeting minutes** Minutes were reviewed by the board, Jim Cochran made a motion to approve and Laura seconded. Motion Approved.

IV. Reports from Officers and Board Members

- A. **President:** Paul Fiest - absent
- B. **Vice President:** Herb Wright
- C. Herb welcomed the members and guests. It is the board's practice to permit guests to speak at the beginning of the meeting. Following this practice, Judy Young spoke for Delores and Martina, regarding concerns with the renovation of the Singing Arrow community center. They are of the belief it is not a renovation but a new construction and not a community center but a learning center. Herb asked that they provide documentation to back up their claims. Judy agreed that they would at a later date.
- D. The other guest, Ernest Christman, did not request to speak.
- E. **Treasurer:** Bill Heath
1. Checking account balance = \$10,640.94
 2. Money Market Account balance = \$23,252.34

F. Secretary: Marilou Cochran

1. Nothing to Report

G. Membership: Ann Harris Davidson

1. Ann reported that, with the addition of eight new members since the previous FHVHA meeting, the MS Excel spreadsheet of the membership record now shows that the association currently has 312 members. This highlights another potential issue with the existing records that she received in February 2017, as Selva Franklin had reported only 276 members (not 304) at the February 2017 meeting. Ann asked who had developed this membership record (back in 2014 or earlier) but received no definitive answer. Given that the process does not appear to have been revised or updated since 2014, is cumbersome, and contains errors, Ann recommended that a new document should be created, in either MS Excel or MS Access, to record current membership. Herb recommended considering using a program called Dropbox. Bill and Laura both volunteered to help with the creation of a new recordkeeping program for membership (in whichever of Dropbox, MS Excel, or MS Access seems best suited to the association's needs).

H. Architectural Control: Jim Cochran

1. Nothing to report

I. Covenants: Jim Cochran

1. Nothing to report

J. Publications: Laura Siegel

1. Nothing to report. Laura will be absent for the May meeting.

K. Parks & Open Space: Steve Brugge

1. Steve will meet with Karen Grabeklis-Lamb, his predecessor in this position, to become familiar with duties and responsibilities.

L. Security, Overflights & Roads: Mary Paul

1. Nothing to Report

M. Real Estate & Public Relations: Jan DeMay emailed her report to Secretary, Marilou Cochran, who presented it at the meeting.

1. Monthly real estate sales data for area 60- Four Hills Village
 - a. Active Properties - 50
 - b. Pending Properties - 8, price per sq. ft. \$128.55
 - c. Closed Properties - 15, price per sq. ft. \$118.19

N. Planning & Development: Jim Church

- a. Follow up on Development work on 823 Stagecoach Rd. -- The home owner is building retaining walls and marking lot lines, Jim Cochran is also investigating this work. The home owner seems to be plotting lots that are land locked, and would not be accessible.
- b. Traffic Calming Issues. Jim Church has noted on the Nextdoor web site neighbors are experiencing problems with speeding and cars passing

where prohibited. He suggests we look for ways to control this other than speed humps. Herb spoke to the Mayor and one option is set up radar at a couple places where speeding is a problem. Jim Church has some ideas as well. Unfinished Business

- c. Jim Church requested exchanging positions on the Board with Jim Cochran, due to having to be absent May, June and July. He felt that he could manage Architectural Control and Covenants Directorship via computer but Planning and Development would be better served by Jim Cochran who will be in the local area during this time. The Board agreed.

V. Unfinished Business

- A. **Bylaws Subcommittee.** Herb Wright asked for volunteers to serve on the Bylaws Subcommittee to review and update the bylaws so that they would be in compliance with city, county and state requirements. Ann Harris Davidson, Herb Wright, Laura Siegel, and Earnest Christman volunteered. Jan DeMay may be able to provide the name of a lawyer in the neighborhood who is familiar with the current requirements. Herb will contact this person to serve on this subcommittee as well. Unfinished Business.
- B. **Establishment of other subcommittees.** Ann Harris Davidson noted that, as discussed at the February 2017 meeting, in addition to the establishment of a Bylaws Subcommittee, other subcommittees are needed, starting with a Directory Subcommittee. Ann, Laura Siegel, Steve Brugge, and Mary Paull agreed to serve on the Directory Subcommittee. Unfinished Business.
- C. **Use of small stickers to identify vehicles that are registered to homes in FHV.** After discussion of the pros and cons, Jim Church made a motion not to use vehicle stickers to identify vehicles that belong in Four Hills. Bill Heath seconded the motion. Motion approved; item closed.
- D. **Follow up on city permit or regulations concerning construction on properties near 733-829 Stagecoach Rd.,** as raised by Phillip Mascarenas at the February 2017 meeting. Jim Cochran went to city offices to check for permits, but, as of February 13, none had been pulled for this work. Jim was told the homeowner had not violated any ordinances yet and that they would keep an eye on the work being done. Jim talked to the home owner who said he is not planning to subdivide and build. The homeowner also said that he had permits for the work, though Jim told him that the city offices have no record of such permits. Jim will continue oversight and will make a record of events regarding this issue. Unfinished Business.

- E. **Follow up on the Construction house (610 Stagecoach)** Jim Cochran reported that the home owner is fixing the property; the debris may be there for a while. Will continue to monitor. Unfinished Business.
- F. **Vehicle parked in front of house on lawn (708 Wagon Train)**. Not a Covenants issue. This is a zoning ordinance problem and should be called in by the person making the complaint or that person should talk to the home owner. Item closed.
- G. **Vehicle parked on lawn (925 Matador)**. White car in front yard. City had them remove it in the spring of 2016, but months ago, they parked it back in the front yard. They also have 4 other cars with expired plates the city can't do anything about. Not a Covenants issue however Jim Cochran reported property to zoning office and notified Angie Fincher of this. Angie is the member who brought it to his attention. Item closed.
- H. **Query regarding City regulations or zoning codes with respect to how long a large RV can be parked on a city street**. Owner moved the RV from Bernalillo Place SE following a phone conversation to notify him that long-term parking of such a vehicle on a city street is not permitted. The owner of RV had been unaware of this, and moved the vehicle. Resolved; item closed.
- I. **Date for Annual Garage Sale**. As was discussed at the February 2017 meeting, Saturday, May 6 is the best Saturday in May on which to hold this event and thus this date was confirmed by the members present. Item closed.

VI. New Business

- A. Vice President Herb Wright asked members if it would be possible to change the meeting day. It is difficult for him to attend on Thursdays due to his work schedule. It was agreed by members in attendance that the second Tuesday of the month at 6:30 pm would be convenient for most members. If the Canyon Club can accommodate this change, meetings will be changed to the second Tuesday of each month. No motion was made, but all board members present agreed to change the meeting date, if the change can be accommodated by the Canyon Club. Marilou will contact the Canyon Club and email members to confirm change of meeting date.
- B. Membership Director Ann Harris Davidson
 - 1. **The 2017 FHVHA Directory: its nature, timing of release, and responsibility for the production**. Ann brought the 2016 Directory to show the vast number of changes and corrections that she has already identified as being needed. The board listened to options of how to handle this work. Mary Paull made a motion to only include FHVHA member's names and information (unless they request not to be published) in the 2017 Directory, Laura seconded the motion. Motion approved.

2. **A tentative second Public Education “Town Hall” Forum.** Ann has tentatively scheduled a Town Hall Forum with Elizabeth Armijo, District 6 Board of Education Representative, as guest speaker, for Tuesday April 25, 2017, at 6:30 p.m. at the Canyon Club.
3. **Discussion of official, formal cooperation between the FHVHA and the Four Hills Neighbors (FHN).** The FHN is the well-established women’s organization in FHV. Due to a lack of time, discussion of this item had to be curtailed.
Unfinished Business.

VII. Any Announcements

- A. No Announcements

VIII. Adjourn

- A. Steve made a motion for the meeting to adjourn. Bill seconded. Motion was approved and the meeting adjourned 8:00 pm.

Next Meeting – Tuesday April 11, 2017 at 6:30 pm

Respectfully submitted,

Marilou Cochran,

Secretary