



*"peaceful and quiet ... great neighbors"*

**255 South Avenida Caballeros, Palm Springs, CA 92262**

**Meeting of the Board of Directors**

**Minutes of the meeting held DRAFT**

Date: 9/18/14

In Attendance: Board Members: Dennis Hoff (phone), Sheila Kenmuir (phone), Jon Smith  
 Syd Steinbock (phone)  
 Mgmt: Cindy Anderson  
 Owners/other attendees: None

Chairperson: Cindy Anderson Time Started: 9:34 AM TIME ENDED: 10:10 AM RECORDER: Jon Smith

AGENDA ITEMS	DISCUSSION	ACTION ITEMS	RSPONSIBLE PERSON(S)	F/UP DATE	Complete
Call To Order	The meeting was called to order by Cindy. 5/22/14 & 8/9/14 minutes approved.	N/A			

AGENDA ITEMS	DISCUSSION	ACTION ITEMS	RESPONSIBLE PERSON(S)	F/UP DATE	Complete
<b>Treasurer's Report</b>	\$16,263 in Checking. \$228,375 in Reserves. Past Due Accounts: 4 units have late fee charges, 2 units did not pay August HOA fee, we have a lien for \$2287 on another unit & 1 unit needs to pay for a stair step they damaged and it had to be replaced (\$170). Report approved.	N/A			
<b>Management Report</b>	Water leak in units 212 & 207 - plumber is involved. Parking lot water leak fixed. Bird spikes replaced above fire sprinklers. Pool gate hinge fixed. Flowers removed from main gate entry way. Exterminator came to remove fire ants. Dealing with a current squirrel hole. Check out smart phone app: <b><u>Palm Springs At Your Service</u></b> to report issues to City offices.	Follow-up on completion of repair work on fire sprinkler on walkway between Building 2 & 3.	Cindy	9/30/14	
<b>Landscape Committee Report</b>	No report.				
<b>Pool Committee Report</b>	Hot tub was fixed over summer.	N/A			

AGENDA ITEMS	DISCUSSION	ACTION ITEMS	RESPONSIBLE PERSON(S)	F/UP DATE	Complete
<b>OLD BUSINESS</b>					
<b>Land Lease Update</b>	Syd e-mailed our lawyer yesterday for an update. Still confirming if we are negotiating to extend our lease or buying the land.	N/A			
<b>Powell Painting Update</b>	Powell repainted peeling paint in pool area.	N/A			
<b>Building 1 Roof Update</b>	Tabled until October meeting.	N/A			
<b>Walkway Repair Update</b>	Tabled until October meeting.	N/A			
<b>Tennis Court Update</b>	Tabled until October meeting.	Cindy will have court remodeler come to the October meeting.	Cindy	10/18/14	
<b>NEW BUSINESS</b>					
<b>2015 Budget</b>	Jon presented 2 possible budgets. This is step one in the planning process.	Budget will be voted on at the next meeting.	Jon	10/18/14	
<b>Welcome Letter &amp; Emergency Information Sheet</b>	This is being sent to new homeowners and will on the homeowner's section of the website.	N/A			

AGENDA ITEMS	DISCUSSION	ACTION ITEMS	RESPONSIBLE PERSON(S)	F/UP DATE	Complete
<b>Reserve Study</b>	Purchase of \$550 Level III Reserved Study approved.	N/A			
<b>Insurance</b>	Purchase of 2014-15 HOA Insurance approved.	N/A			
<b>Fire Prevention</b>	We passed the Fire Department's yearly inspection - no violations.	N/A			
<b>Water Restrictions</b>	No watering during the day - must do it 5 pm to 10 am. No washing off pool deck, parking, and street areas. Car washing is allowed with automatic nozzle. We can submit a proposal for the next round of City \$10,000 rebates for reducing lawn on Avenidas Caballeros and Arenas streets. Also another \$2,500 rebate and planting edible plants \$500 - both also from the City.	N/A			
<b>Stamped Concrete Cleaning</b>	Tabled until October meeting.	N/A			
<b>Homeowners' Comments</b>	None				

AGENDA ITEMS	DISCUSSION	ACTION ITEMS	RESPONSIBLE PERSON(S)	F/UP DATE	Complete
NEXT MEETING	Sat, October 18th 10:30 AM in the Community Room				