

DORADO 4 HOMEOWNER'S ASSOCIATION  
BOARD OF DIRECTOR'S MEETING  
October 26, 2013

The Board of Director's meeting was called to order at 10 AM by Joe Wilkinson, President. Those in attendance were Joe Wilkinson, Don Woodward, Jeff Trask, Jane Glasser, Sue Schaefer and Dan Stringham. Also in attendance were Dennis Huff, homeowner and Betty Carpenter, Property Manager.

As there were no corrections to the minutes, Sue Schaefer moved to approve the minutes as mailed, seconded by Don Woodward, motion carried.

The June, July, August, September and October, 2013 financials were reviewed and everything was in order. Currently there is \$6395.50 in the reserve account. Betty Carpenter reported that the E-konomy Pool monthly maintenance fee will be going up \$10.00 per month.

**MASTER ASSOCIATION REPORT;** Jane Glasser attended the master association meeting and reported the zoning commission has approved the plans for the hotel and will now be voted by the City Council for final approval. Night golf tournaments will be starting October 26<sup>th</sup>. The police department attended the meeting and speeding was the major topic of discussion. Animal control was also discussed and all dogs outside of their private patios must be on a leash that is non-retractable and can be no longer than six feet. Animal Control should be called if anyone sees dogs unleashed. There is no limit to the number of dogs in a household.

The master association will have the roads done in 2014 and at that time Dorado 4 will contract with the same contractor. Betty Carpenter will procure a proposal to have Via Cavalier crack filled and sealed.

**OLD BUSINESS;** Dan Stringham reported that someone intentionally threw a rock thru a homeowner's windshield. Dan felt this was an isolated incident.

Betty Carpenter reported that Angela Russo requested a walk-way be cleared on the east side of her home as it is difficult to walk on the jagged bricks. Coyote Brothers can take care of this for \$450.00. Dan Stringham made a motion that this should not be a board expense, however, Angela Russo has permission to make the changes and suggested decomposed granite for covering. Seconded by Sue Schaeffer and the motion carried.

The cost of operating the pool and spa was discussed and it was decided that this issue will be on the agenda at the annual meeting in February 2014. The Board is very strongly considering not heating the pool in October and April which could be a savings of \$1,000.00 annually.

**NEW BUSINESS;** Budget for 2014. Joe Wilkinson suggested staying with the present dues structure. Dan Stringham feels the reserve fund should be \$10,000.00 and we can bring the reduction up again in 2014 when we have reached that goal. Outside of roads the swimming pool will have to be re-plastered in the near future. Dan Stringham made a motion the dues remain the same for 2014, seconded by Jeff Trask and the motion carried.

Dan Stringham reminded the board that an inspection of the property should be done in the near future. Betty Carpenter, Sue Schaeffer and Jeff Trask will inspect the properties for infraction to the governing documents and send letters accordingly.

Dan Stringham will be purchasing three new pool signs and a waste basket.

Annual meeting to be held Sunday, January 19<sup>th</sup> 1 PM.

The meeting adjourned at 11:25.