

MINUTES	BOARD of DIRECTORS MEETING LAS CAMPANAS COMMUNITY ASSOCIATION
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DATE: June 11, 2013

TIME: 9:00 A.M.

LOCATION: Abrego North GVR Center, Green Valley

ROLL CALL:

Directors Present:	Carol Bates-Smith	President
	Bob Northrup	Vice President
	Robert Dahm	Secretary
	Michael Banks	Treasurer
	Fred Pelton	
	Paul Williamsen	
	Scott Chancellor	

Management: Linda Hansen, Manager, and Bud Brick, Cadden Community Management

Homeowners Present: 14

QUORUM: (4) A quorum was present to conduct an official meeting.

CALL TO ORDER: Carol Bates-Smith called the meeting to order at 9:00 A.M.

APPROVE MINUTES: Board of Directors minutes of May 14, 2013: Motion to approve made, seconded and passed unanimously.

FINANCIAL REPORT: Linda Hansen presented the Financial and Manager's Report.

COMMITTEE REPORTS:

Nominating: Fred Pelton reported that there are no members as yet and that he is preparing a charter for the committee, which should be ready by the next Board meeting.

Landscape: Fred Pelton reported there are now four members: himself and Jo Ann Lanthrop, David Koos, and Pat Murphy. Fred submitted a draft charter for the committee and a check list for sub HOAs to report on conditions along Desert Bell. On the proposed charter, it was agreed to amend paragraph III, 13 to read: "Trees may be trimmed in the common area as needed, but will not be trimmed for view enhancement." And to delete the four "If" sub clauses of paragraph III, 13.

Motion: To adopt the Las Campanas Community Association Landscaping Committee Charter as amended. Motion made, seconded and passed unanimously.

Website: Scott Chancellor reported the development of the site was well in hand and the address will be lascampanas.info. Scott requested funds to secure the site.

Motion: To allocate \$100 to the Website Committee for expenses. Motion made, seconded and passed unanimously.

OLD BUSINESS:

- a. **Consider amendments to the Articles of Incorporation:** Bob Northrup said that amending the Articles would require a vote of all the homeowners, but that there was really nothing wrong in them. It was agreed to drop the issue.
- b. **Mission Statement:** After discussion, it was agreed that a Mission Statement was not necessary as the Articles of Incorporation contained a purpose statement and the issue would be dropped.

NEW BUSINESS:

- a. **Design Review Committee:** Bob Northrup reported there are five members: Katy Banks, Jerry Belenker, Lance Barker, Donald Miller, and Pat Fisher. Bob said the committee would oversee the DRCs of the sub-associations when they made any changes to their Design Guidelines to make sure there is no conflict with the master guidelines.
- b. **Website update:** [Already]
- c. **Homeowner requesting trees trimmed on Desert Bell:** Carol Bates-Smith stated that the Landscape Committee Charter just approved prohibits tree trimming for views.

NEXT MEETING: Board Meeting July 9, 2013, 9:00 A.M. at Abrego North Recreation Center.

ANNOUNCEMENTS: [None]

MEMBERS' COMMENTS:

- A homeowner asked about tree branches overhanging the sidewalks along Desert Bell. Fred Pelton responded that the branches are being trimmed and to let the Landscape Committee know of any potential problems.
- A question was raised about reducing the assessments since more homes are now contributing and renegotiating the management contract. Carol Bates-Smith replied the Board will consider these items for next year's budget.
- A homeowner suggested that members of this Board attend a meeting of the sub-association board meetings to explain how the master association fits in.

ADJOURNMENT: The meeting adjourned at 10:00 A.M. by proper vote.

Minutes prepared by: Bud Brick, Cadden Community Management