



Minutes of the Board of Directors Meeting

March 14, 2014

Call to Order and Roll Call: The meeting held at Las Campanas Rec Center was called to order at 1:00 pm by President Bob Dahm. Directors present were Carol Bates-Smith, Paul Williamsen, Mike Banks and Scott Chancellor.

Homeowner members present: 6

Approve minutes: A motion to approve the minutes of February 14 was made by Paul, seconded by Mike and approved by all. The second motion to approve the minutes of the February 28, 2014 was made by Mike, seconded by Paul and approved by all.

Financial Report: The financial report by Mike Banks:

Funds in Operating Account - \$56,178.92

Funds in Reserve Account - \$14,944.08

Budget Comparison:	YTD Actual	YTD Budget	Variance
Income:	\$76,648.44	\$76,132.00	\$ 516.44
Expenses	<u>\$20,234.60</u>	\$18,190.00	\$2,044.60
Net Income	\$56,413.84		

Manager Report: Linda Hansen, representing Cadden Management, gave her report. First, was that Trees by Tom had completed the trimming of the trees between Bell Tower and Calle de Oro. A homeowner wanted more trimmed but Linda said she would have to go to the board with that request.

Second, at the annual meeting they complained of a sight problem at the intersection of Union Bell and Desert Bell looking north. A volunteer bush could be trimmed and a cactus removed to improve the sight. The board decided that in the regular maintenance done by Hot Desert that they would ask them to trim or take out the bush.

Committee Reports:

Nominating: Their task from last year was completed and will need to set up another committee later in the year to nominate for next year's board as reported by President Dahm.

Landscaping: no chairman at this time

Website: Scott reported that it is up and running. He is missing November minutes but Carol said she would send them to him. He will add the Sheriff's presentation on safety flyer when it is sent to him. The website fees are paid through this year of 2014.

Design Review: this committee will be discussed later in Old Business.

Old Business:

- a. Committees and chairman: The board is contemplating combining the Maintenance with the Landscaping Committee. At present there is no chairperson. It was discussed that maybe we should add Design Review to this committee. The By-Laws only require that we have a Design Review and Nominating Committee. At this point there is probably not a lot more activity ahead. Bob Northrup is the present chair of the Design Review Committee and maybe he will take it all over. The item was tabled until next meeting.
- b. The trash receptacles on Desert Bell do not belong to GVR. They don't claim the benches either. It was assumed that Fairfield installed them when developing Las Campanas. If that is the case, then the trash receptacles should be relocated. Mike made a motion to relocate the trash receptacles, seconded by Paul and approved by all.
- c. Follow up on Bufflegrass was discussed and decided to check in with the person responsible for handling the grant for removing the bufflegrass.

New Business:

- a. Adding maintenance to Landscape committee was handled under Old Business.
- b. Repair work is needed on the Esperanza monument in the way of re-stuccoing and painting. Scott volunteered to contact several people who might do that kind of work and get estimates on what it would cost. Both monuments will be considered.
- c. Review of "reserve report" was to form a committee to analyze the report and see if it was current and sufficient. A committee of Bob Dahm, Carol Bates-Smith and Sandy Rockowitz was formed and they will meet and report later to the Board.

Announcements: Next meeting will be April 11, 2014 at 1pm at Las Campanas GVR.

Homeowner comments: The new Solano president, Steven Kudenov, had 4 questions for the Board. The board listened to the questions and will answer him at the next meeting. A copy of the questions was given to President Bob and he will forward to the other Board members.

Bushes on Desert Bell need to be trimmed more so as not to infringe on the sidewalk. The board decided that the next time Hot Desert is working, be sure they include that bush.

A homeowner asked why Las Campanas would trim the trees on Desert Bell. The declarant set the precedent and wanted to keep the trees trimmed and the area uniform and attractive. The homeowner has the right to trim that which is overhanging his property.

Adjournment: At 1:45 pm Scott moved for adjournment and approved by all.

Respectively submitted,

Carol Bates-Smith, Secretary