

**CANYON COUNTRY CLUB ESTADOS
HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
Clubhouse
APRIL 27, 2012**

Directors Present: Jim Grosse, President; Charles House, Treasurer; Bill Ehrlich, Secretary; David Pingree, Director

Others Present: Jim Lewis and Jennifer Huntsman of Desert Management

Homeowners Present: As per Sign-in Sheet.

OPEN FORUM: Larry Fine stated the landscapers are using the weed eater and cutting too much along the edges of the grass causing brown spots. Karen Parks stated the sprinklers are hitting her windows. Leonard Peterson stated there is a broken sprinkler by the spa closest to the clubhouse. Nancy Heck expressed concern about a hedge by her back patio that appears to have a fungus. Unit 90 stated they would like to see a "No Smoking" policy implemented at the pool/spas. Ellie Larson asked about setting up a community wide wireless service in the complex. Elle Larson was asked if she would check out the pricing for wireless. Various owners asked about the proposed smoking rules and if there was going to be any discussion. Karen Park asked if anyone has checked with the City of Palm Springs about smoking in common areas. Bill Smith stated there are a lot of items that will be addressed in executive session and he would like some of those items to be discussed in the open session.

MINUTES: Bill made a motion to approve the March 17, 2012 meeting minutes, second by David. All in favor, motion carried. Charles made a motion to approve the March 17, 2012 Organizational Meeting minutes as amended, second by Bill. All in favor, motion carried. A copy of the draft March 17, 2012 Annual Meeting minutes was included for review only.

FINANCIALS: Charles reported on the March 2012 financials and read from the balance sheet and income and expense statement. Charles stated the HOA is under budget in landscape. The utility expenses are high and water is slightly higher than last year. He reported that the HOA is operating very close to budget and had a net operating income of \$9000.00 at the end of March. Charles made a motion to accept the March 2012 financials as presented, second by Bill. All in favor, motion carried.

DELINQUENCIES: Reviewed. No action needed at this time.

AUDIT: Charles made a motion to accept the audit as presented, second by Bill. All in favor, motion carried.

MANAGEMENT REPORT: Jennifer reported.

DECKS: The Board instructed Management to get 3 bids.

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MAILBOX LIGHT: The Board requested that Management get bids to add a light by the mailbox at the 2170 building and see if it is possible to put the wire inside the building rather than outside.

451 VIA CARISMA: No leak was located at this location; however, a leak was detected at the 2255 building.

SMOKING: This will be discussed in executive session.

LANDSCAPE: Charles made a motion to approve the bid from Arizun to add rocks to the barbeque areas, second by David. All in favor, motion carried. Charles made a motion to approve the bid from Arizun to install xeriscape at the 2255 building, second by Bill. All in favor, motion carried. Charles made a motion to approve the bid from Arizun to install xeriscape at the 2190 building, second by David. All in favor, motion carried.

ARCHITECTURAL: Charles made a motion to approve the request from unit 47, second by David. All in favor, motion carried.

POOLS: The Board requested Management to get 2 more bids to re-plaster the east pool.

SECURITY: No report.

LEASE UPDATE: Bill explained he is still trying to get an update. Bob Fey is on vacation until May 2nd and Bill will call him upon his return.

CORRESPONDENCE: Reviewed.

NEXT MEETING: May 25, 2012 at 8:00 A.M.

ADJOURNMENT: With no further business to discuss, the meeting was adjourned at 8:45 A.M.

ATTEST:

