

**CANYON COUNTRY CLUB ESTADOS
HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
Clubhouse
December 28, 2012**

Directors Present: Jim Grosse, President; David Pingree, Vice President
Charles House, Treasurer

Absent: Bill Ehrlich, Secretary; Karen Park, Director

Others Present: Jennifer Huntsman of Desert Management

Homeowners Present: As per Sign-in Sheet.

OPEN FORUM: Larry Fine suggested that signs be added to the dumpster areas that explain what is considered trash or recyclables. Pat Johnson asked about no smoking signs and if they will be added to the pool areas. David Conley stated that he has noticed a lot of over watering on the sidewalks. Ellie Larson stated that she has researched getting wireless internet for the complex but has not found a service that will accommodate the complex. She stated that she will continue researching. She also stated that she has seen people going through the recyclables.

MINUTES: Charles made a motion to approve the November 16, 2012 meeting minutes, seconded by Dave. Motion carried.

FINANCIALS: Charles reported on the November 2012 financials and read from the balance sheet and the income and expense statement. Charles made the motion to approve the November 2012 financials, seconded by Dave. Motion carried.

DELINQUENCIES: No action was needed at this time.

MANAGEMENT REPORT: Reviewed.

CLUBHOUSE UPDATE: Jim G. stated that Karen is working on getting bids for new carpet and painting of the interior of the clubhouse. He stated that management obtained a bid for new carpet and painting so the Board has an idea of what the cost could be.

PAINTING: Jim G. stated that the painting of the buildings will start February 15 and will continue through April. A schedule and notice will be sent out to notify owners.

DECK DISCUSSION: Jim G. stated that we met with Home Depot to look at decking options and we are currently waiting on the cost to review.

UNIT REIMBURSEMENT: Tabled.

DCH ELECTRIC BID: The Board reviewed the bid from DCH to replace the tennis court lights. Jim G stated that management received a call that the lights were not working at night. The Board felt the bid was very high and asked that this topic be tabled.

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LANDSCAPE: Nothing to report at this time.

ARCHITECTURAL: Unit 63 is requesting new windows and slider doors. Charles made the motion to approve, seconded by Dave. Motion carried.

POOLS: The Board reviewed the bid from Pool Care Solutions to add auto fills to the south pool and two spas. The total cost for the three is \$3,300.00. After discussion, Dave made the motion to add auto fills to the two spas and wait until April to do the pool, seconded by Charles. Motion carried.

SECURITY: Nothing to report at this time.

LEASE UPDATE: Larry Fine stated that the attorneys are currently reviewing the lease and that the BIA and Bob Fey are reviewing the CC&R's change.

CORRESPONDENCE: Reviewed.

NEXT MEETING: January 25, 2013 at 8:00 A.M. at the Clubhouse.

ADJOURNMENT: With no further business to discuss, the meeting was adjourned at 8:46 A.M.

ATTEST: _____

