



Cielo Vista HOA Meeting Minutes

April 2023

The Homeowner Association Board Meeting was held via Zoom on Monday, April 17, 2023 at 6:30 PM.

Attendees

President – Roberta Daniel
Vice President – Mike German
Treasurer – Michael Ziebron
Secretary – James Hunt
Website Coordinator – Christina Scofield
Architectural Review Committee – Bryan Daniel
Members at Large – Barbara Ziebron & Debbie Cochran

The following agenda items were discussed:

Treasurer Report

Michael Ziebron reviewed the monthly Treasurer Report with the Board. There were no questions or concerns. He advised that the HOA is on track with the proposed budget.

Michael advised that the annual dues were due on January 1, 2023 and were considered late if not paid by January 30, 2023. He said four (4) homeowners are still delinquent in paying their dues. Letters and emails have been sent to the homeowners with no response. Their accounts will be turned over to collections.

Wastewater Treatment

Roberta Daniel advised she was contacted by the attorney for Dividend Homes to discuss both neighborhoods hooking up to City sewer. Based on this conversation, Roberta scheduled a meeting with Dividend Homes and Sunnyslope County Water to discuss both neighborhoods hooking up. Roberta is going to see if there is a possibility of hooking up for a lower rate than originally quoted. The attorney advised Roberta that he doesn't believe Cielo Vista should have to pay impact fees as these were already paid when the homes were sold new. This meeting is exploratory in nature only.

Pedestrian Gate

Rod George is still going to allow the pedestrian gates to be hooked up to electricity from his house. He doesn't have time to trench his property for electrical pipe so he asked if Lee Landscaping could do it for him. Brian Daniel authorized Lee Landscaping to perform the work.

CC&R Violations

The Board received complaints regarding a resident parking a travel trailer in the street for several days on Calle Cuesta and another resident parking a cargo trailer in the driveway of their residence on Tierra Del Sol. The Board would like to remind residents that trailers must be parked behind the fence of their residence.

Easter Egg Hunt

Christina Scofield advised that the Easter Egg Hunt was a success with approximately twenty-five (25) kids plus parents participating. The total represents roughly ten (10) homes.

Slack Account

Roberta Daniel said she signed the HOA Board up for the Slack's Pro Plan. This is the cheapest business-related plan and will run approximately \$8.75 a month for the Board members signed up to use the account.

Field Mowing

Mike German said he will have the HOA fields mowed at the end of the month.

Projects

Roberta is getting a bid from Mark Sorelli for the proposed sidewalk from Tierra Del Sol to the pedestrian gate entering Robert's Ranch on the west side of Cielo Vista.

Future Meetings

Board meetings are held on the third Monday of the month at 6:30 PM. The schedule is as follows:

May 15 - Zoom

June 19 - In person location TBD

July 17 - In person location TBD

August 21 - In person location TBD

September 18 - In person location TBD

October 16 - In person location TBD
November – All HOA, date TBD
December – No Meeting