

LOS CERRITOS AREA HOMEOWNERS ASSOCIATION (LCAHA)
P. O. Box 2958, Edgewood, NM 87015-3958

BOARD OF DIRECTORS and OFFICERS: Janet Rolsma - President/Director (281-6251), Sue Kline - Secretary/Director (850-8091), Tom Zipperian - Director (286-1721), Dale Ford - Director (286-0359), Judith Barber - Director (286-0048), Roderick Flores – Treasurer (281-6251), Vacant – Vice President

STANDING COMMITTEE CHAIRS: Steve Williams – Roads (286-2284), **OPEN– Architectural Control (xxx-xxxx), VP – Rules**

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- 9:00 am Call meeting to order
- 9:05 am ELECTION:

Board of Directors – voting on the following terms:

Elected by paper vote for Board of Directors at this meeting:
2010-2012: Tom Boyd (President), Mike Rariden, and Garth Reese.
2009-2011 reminder: Tom Zipperian (Vice President) and Dale Ford

Officers Elected for 2010-2011: Janet Rolsma moved, Dale Ford seconded to accept the following members who have volunteered for officer positions for 2010-2011 as follows: President – Tom Boyd, Vice President – Tom Zipperian, Treasurer – Sue, Kline, Secretary - Garth Reese. Motion carried.

Committee:

ACC Chair – Vacant (If members have a request to submit send it to the LCAHA mailing address and the Board of Directors will process the request.)

- 9:30 am Treasurer Report – Rod Flores
 - Discussed the report submitted in the mailing.
- 9:40 am 4th of July holiday and fire danger awareness - concerns over fireworks in the neighborhood were expressed.
 - If someone is in violation of an ordinance is should be reported to the police.
 - A suggestion was made to do a special mailing on fire prevention.
 - A suggestion was made to amend the bylaws to address this issue but determined it would require a 2/3 vote to pass an amendment.
- 9:45 am Upcoming events
 - TJ will have the mowing done before the July 4th 3-day holiday.
 - Clean up day and potluck: To be scheduled for the fall by TJ Maloy.
Once the date is decided, signs will be posted at the mailboxes.
- Bobbie Zipperian moved and TJ seconded to extend a thank you to Janet Rolsma, Rod Flores, and Judith Barber for the volunteer work they have done over the last few years for the LCAHA.

- 9:50 am Roads and Special Assessment discussion – Steve Williams
 - Steve reviewed the budgets that were sent out in the mailing. If we don't take care of the repairs we need it will continue to deteriorate and become more expensive. The LCAHA has not passed assessments in the last several years and we are now facing roadwork that is not being completed due to budget constraints.
 - Rod moved to bring forth a special assessment in the future that would require assessments to be increased to the level to properly maintain roads at all times. Motion died for lack of a second.
- 10:50 am Special assessment vote – The special assessment voting rule according to the Road Maintenance and Easement Covenants is "The maximum annual assessment may be increased not more than ten percent (10%) above the maximum assessment for the previous year unless raised by the affirmative vote of two-thirds (2/3) of each class of members, who are voting in person or by proxy, at a meeting of the Owner's Association." Sign-in sheets were required for the voting, resulting in a total of 26 lots allowed to vote-we need 2/3 of 26 to pass which is 17.33 votes:
 - In person: 17 members w/ 1 lot each, 1 member w/2 lots = 19
 - By proxy: 4 members w/1 lot each, 1 member w/3 lots. = 7

SPECIAL ASSESSMENT VOTE PASSED 19 YES, 7 NO EXCEEDING THE 2/3 REQUIRED OF 17.33: To perform the normal maintenance and pavement maintenance for the remainder of 2010 and spring 2011 the Board of Directors propose a one-time special assessment of \$220.00

- Yes – 15 in person and 4 proxy = 19
- No – 4 in person and 3 proxy = 7

Motion carried 19 to 7.

Note: Special assessment notices will be sent out by 6/28/10 with a due date of 60 days after mailing. All votes in this meeting were counted by Bobbie Zipperian and Sue Kline.

- 11:00 am Adjourn

Respectfully submitted,
Sue Kline, Secretary