



Coronado Ridge Neighborhood Association
PO Box 554
Fairacres, NM 88033

Coronadoridge2018@yahoo.com

CRNA BOARD MEETING MINUTES

April 9, 2018

President, Dave Zeemont called the meeting to order at 4:30 p.m.

Present were: President, Dave Zeemont; Treasurer, Bob Crowley; Director at Large, Gwen McClure; and Director at Large, Ginger Dickson.

Residents: Jan Thune, Dick Johnston, Steve Bailey, Larry Severson, Walter Gomez, Mike DeAntonio, Kathy Switzer, Greg Switzer, Sonny Mayer, Kathy Mayer, Laura Smart, and Lee Cunningham.

Minutes: Minutes of the March 12, 2018 meeting were presented to the board for approval.

Gwen McClure motioned to accept the minutes as written. Bob Crowley seconded the motion. The Board approved the Secretary's Minutes without objection as noted.

Treasurer's Report: Bob Crowley presented the Treasurer's Report (see attached). He reported that he continues to receive annual dues payments. Currently approximately 40 owners have not paid. He will send reminders in the near future.

Ginger Dickson motioned to accept the report as presented. Gwen McClure seconded the motion. The Treasurer's Report was approved without objection.

Committee Reports:

Landscaping: Carrie Gaddy, Committee Chair, reported that the grading on the East side of Anthem would soon be finished. There is more rock to place around the mailboxes and a few additional plants. President Zeemont reported that Candace Stern donated \$300.00 to go toward payment for rock work that had been done near her house.

Design Control: Lee Cunningham, Committee Chair, reported that the Design Control Committee had met with all members (Lee Cunningham, Oscar Andrate, and Kelly Dickson) present. They discussed procedures that will be implemented to ensure an efficient and transparent process when dealing with requests. Questions were asked regarding the notification of residents when variance requests were presented to the Design Control Committee, Lee Cunningham said that he would do his best to follow the CC&R's. Additional discussion ensued regarding the need for better procedures,



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President Zeemont said that the board would consider written suggestions that were presented. Lee Cunningham said that his contact information is listed on the Coronado Ridge website, but he will send it to Ginger Dickson to send out to everyone.

Drainage: Bob Crowley, Chair, said that there was nothing to report.

Committee for recommending attorney: Ginger Dickson, Chair, reported that the committee met on April 4 with all members (Ginger Dickson, Lee Peters, Mike DeAntonio, Steve Bailey, and Greg Switzer) present. She reported that she suggested to the committee that all committee members who had a recommendation be allowed to present their recommendations to the board. The majority of the committee did not want to proceed in this manner. They maintained that the committee must use Roberts Rules of Order, therefore requiring votes on all decisions. Votes on the following were then taken: 1) To request that the Board allow additional time for the committee to provide recommendations; 2) To request that the Board allow the committee to construct a list of potential questions to ask the attorney chosen by the Board, including a statement of work; and 3) If the board did not allow the committee additional time for the committee to provide a recommendation, to recommend only one attorney to the Board, (the attorney that Greg Switzer had suggested) . Ginger Dickson stated that while trying to discuss the rationale for requesting the board to allow the committee more time to provided recommendations, Steve Bailey moved to call the question, and Lee Peters seconded the motion, preventing any further discussion. –End of committee report--

Discussion regarding the committee meeting ensued among those attending the board meeting, with multiple perspectives being presented. Ginger Dickson asked that it be noted that the tone and tenor of the committee meeting were not conducive to diplomatic discussion and decision-making. She stated that because committee members prevented discussion regarding their rationale for asking for additional time to make recommendations to the board, she was not in support of this request. After discussion, Bob Crowley made a recommendation that the committee be disbanded. President Zeemont declined to disband the committee. Additional discussion ensued.

A motion was made by Bob Crowley to allow the committee until the next board meeting, and only until the next board meeting, to present recommendations to the board. The committee was charged with the following: 1) recommendations of attorney(s), 2) a budgeted cost for the scope of work, and 3) a scope of work. Dave Zeemont seconded the motion, all voted yes.



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Old Business: President Zeemont reported that the first annual Garage Sale will be held in Coronado Ridge on May 5 from 9-5. All of the gates will be open during this time. As of now six residents have indicated that they will participate in the garage sale. If others would like to participate and/or combine efforts with those already participating, contact President Zeemont. Gwen McClure will prepare an ad to place in the Bulletin to advertise the sale.

President Zeemont presented updated contracts from Smith Aguirre for the resurfacing of the streets, Phase I, II, and III. The resurfacing will be scheduled for this spring/summer and all residents will be notified of the days and times and how to prepare. The updated contracts were approximately \$500.00 higher than the board had previously approved.

Gwen McClure made a motion to accept the revised price, Ginger Dickson seconded the motion, all voted yes.

New Business: The board discussed the vacant position of Secretary, and it was noted that Laurie Blanco had been contacted by Ginger Dickson and was willing to fill the position until the Annual Association Meeting in January.

Gwen McClure made a motion to nominate Laurie Blanco to serve as Secretary for the duration of Debbie McAllen's term, seconded by Bob Crowley. All voted yes.

Bob Crowley left the meeting at 4:25 p.m. to attend another meeting.

President Zeemont said that a resident had complained of having low gas pressure and asked if anyone else had experienced this. No one attending the meeting has had this issue. President Zeemont also mentioned that the board had received a complaint from a resident regarding the yelping of emergency vehicles attempting to open the gates in the early morning hours. He said that the yelping is the best way to allow emergency vehicles into the gates and he will respond to this inquiry. President Zeemont reported that he had attended a meeting of HOAMCO (Homeowners' Management Company) and found the information quite useful. He has shared this information with the other board members.

Before the meeting was adjourned, Laura Smart requested to address the board. She expressed her opinions of and disappointment with the recent events that have taken place between some of the committee members and a previous board member. She concluded stating that she hoped that the all neighbors would make amends and treat one another as they would like to be treated. Afterwards, Laura Smart left the meeting. Discussion continued until Ginger Dickson made a motion to adjourn the meeting, Gwen McClure seconded the motion, all yes. The meeting was adjourned at 5:42. The next board meeting will be held on May 21 at 4:30 p.m. at Dave Zeemont's residence.