



Coronado Ridge Neighborhood Association, Inc.
PO Box 554
Fairacres, NM 88033

CRNA BOARD MEETING MINUTES – 25 August 2025

The meeting was called to order at 4:30PM. Board members in attendance: President, Galen Treadgold, Secretary, Mike Buchanan; Treasurer, Bob Crowley; Directors-at-Large, Dan Delaney, and William Love. Association members participating included David Johnson, Cathy Hickle & Beckey Delaney.

June minutes: Approved without change.

Treasurer report: The treasurer presented the reports for June and July (attached).

Neighbor Inputs:

- The Notification of two estate sales have been received. Be advised, the gates will be open during the sale with increased traffic and street parking.
 - 1229 Titania Ct. 6th & 7th September, 7AM-4PM. 3 Crosses Estate Sales.
 - 1204 Verona Ct. Details to be determined.

Committee reports:

- Drainage & Erosion
 - With the increase in rain, several retention ponds have standing water. These ponds have been treated with mosquito dunks to kill the larvae before they can develop into adults.
 - Additionally, with the increase and intensity of several storms, dirt and sand has washed on the road. The roads were cleaned by Bob Crowley with the help of Tony Martinez and Ken & Henrieta Lewis. Their efforts are much appreciated.
 - There was a discussion regarding the placement or improvement of roadway diversion flumes to minimize road debris after heavy rains. No action or decision was taken regarding this effort.
- Landscape: Nothing to report

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- Gates – The gate maintenance company has replaced the routers at the gates and assumed responsibility for further operations. The monthly internet service cost of \$50/gate remains the same and will be billed quarterly (\$300). The \$1004.04 in the June “WiFi” gates expenses includes repairs, past monthly service and service through September 2025.
- Design Control – Summary of projects submitted to the Board
 - 8128 Constitution – wall construction - approved
 - 8072 Constitution – exterior modifications – awaiting detailed submission
- CC&R – nothing to report.
- Roads – The asphalt build up at the threshold of the driveway at 1207 Vintage Ct. was removed and road repair was complete at no expense to the CRNA. Repairs were inspected and approved.
- Welcome Committee – nothing to report.
- Activity – The next Coronado Ridge Girls Night Out (GNO) is 28 August Apr 5:30PM @ PHCC. Text CeCe at 575-640-8725 to RSVP

Old Business:

- Wildfire concerns: The Dona Ana Fire Prevention Officer recommendations are still in work.
 - Fire hydrants added to county emergency response app. Action: Dona Ana MDWCA & County fire chief
 - Hydrant testing Action: Dona Ana MDWCA & County fire chief
 - Dissemination of the emergency gate code and procedures for the SOS Emergency Access System to all emergency response (fire, sheriff, ambulance service) Action: County fire chief
- Mid-year members social will be held on Thursday 25 September from 5:30-7:00PM at Picacho Hills Country Club. There will be no presentations at the event. This event will provide an opportunity to meet neighbors and discuss community concerns in a casual environment. hors d'oeuvres will be provided and a cash bar is available. Additionally, the dining room is open, and the full menu is available.
- Vegetation Clearing Along Roadway Edges: The roadway work was completed at a cost of approximately \$1800. We are awaiting the final invoice. It was determined that in the future, any effort on this subject will be billed to the individual lot owners IAW CC&R procedures.

New Business:

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- In preparation for 2026 Members' meeting the following deadlines have been identified.
 - CC&R and Bylaw changes need to be submitted by 1 November. This will provide time to coordinate with the CC&R committee prior to ballot being finalized in mid-December.
 - There are two open positions for the 2026 elections (President and Director at large). Nominations need to be submitted by 1 December to be placed on the ballot.
- Proposed zoning change at the corner of Picacho (170) and Picacho Hills Dr, the two 9 acre lots at the corner are proposed to be changed to commercial for development of a Bistro/ Winery and other commercial buildings. There is a public meeting on August 28th at 9:00AM. The Board does not hold an official position regarding this matter.

The meeting adjourned at 5:18 PM. The Board will meet on Tuesday, October 13th, 2025, at 4:30 PM at Sante Fe Grill. The address is 1338 Picacho Hills Dr.

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