

Approved: 11/20/2018

**Solana Community Association
Minutes of the September 6, 2018 Board Meeting**

Call to Order

The meeting was called to order at 6:00 PM.

Roll Call

Board members present included:

Dave Fickes
Bruce Emery
Sandy Massoth
Joe Pancoast

There being at least three members in attendance, a quorum was present for the conduct of business.

Proof of Notice of Meeting

The Secretary noted that adequate notice was issued for the meeting on August 31, 2018, and a list of recipients would be kept with the records of the Association.

Adoption of Minutes

There were no minutes for the Board to consider.

Officers' and Committees' Reports

Joe Pancoast reported that all dues had been received timely for two quarters in a row. He also reminded the attendees that 3rd quarter dues would be due by the end of September. There were no committee reports.

Unfinished Business

The Board considered the recommendations of the Clubhouse and Pool Committee for new rules governing the use of those facilities. Chairperson Dave Fickes provided a brief history of the process, including: Committee participants (Sandra Massoth, Ardyce Sakimoto and Bruce Fryxell), review of other HOA facility rules, and state law as it applies to community pool facilities. He noted that the Board would need to research further the specific signage requirements for the pool facility to ensure compliance. The Secretary read three email comments received on the issue.

One issue discussed was whether to grant priority to single-day reservations of the Clubhouse over multi-day reservations. Dave Fickes noted scheduling conflicts have not been a problem in the past, but could become an issue as more people move into Solana. It was the general consensus of the Board that any reservations over two days in length should be made six weeks in advance and should be posted on the Community Website. Other suggestions included: Assessing a cleaning fee if event users fail to properly clean up after themselves (Section 4-K); require use of the over-flow parking on the north side of Solana Parkway, with the exception of handicapped-

authorized vehicles, for reservation events; limit pool use hours to between 8:30 AM and 9:00 PM; and posting a first-aid kit. It was also noted that the Board would need to decipher the applicability of state law regarding availability of an emergency phone and diaper changing station. The Secretary agreed to follow up with a revised draft containing the suggested changes discussed at the meeting.

The Board considered the recommendations of the Community Landscape Committee. The Secretary provided a summary of the recommendations, estimated budget for the various project components, and suggestions for changes that could save money. The discussion focused primarily on what to do about replacing the street trees along Solana Parkway from Simdars Road to Overland Street. The Secretary suggested that removal of the tree stumps could damage irrigation, sidewalks and possibly the road itself. As an alternative, he suggested cutting the trees to just below the lawn surface and planting grass over the dead stumps. A range of alternatives were discussed for what species to replace the trees with. It was noted that the areas with sidewalks were limited to smaller tree and shrub species due to susceptibility to root damage. It was also debated whether deciduous or coniferous trees would be better.

It was ultimately the consent of the Board that tree removal would wait until the Board could ascertain a specific tree replacement plan, including species and density, as part of the 2019 Budget planning cycle. The Secretary agreed to prepare a draft survey of preferences for the Membership to provide responses for the Board to consider on the matter. Succession planning for Jerry was also discussed, including the possibility of bringing on an apprentice, or a combination of subcontractors and community volunteers for covering the range of services he currently provides.

New Business

There was no new business for consideration.

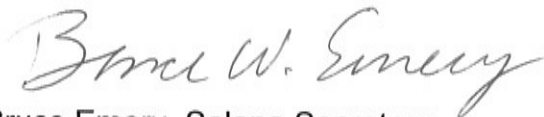
Non-Agenda Discussion Items

The Treasurer noted that, with the help of Doug Pendergraft, the Board will be poised to begin discussions on a 2019 Budget in October, with the ability to have the annual meeting before the end of the year.

Adjournment

The meeting was adjourned at 8:00 PM.

Respectfully Submitted,



Bruce Emery, Solana Secretary