

Minutes for Tierra Colinas Homeowners Association Board Meeting
July 21, 2009

Held at: Eldorado Community Center

Attended by: Cyndy Bernal, Bill Peterson, Sharon Peterson, Ann Bitter, Maria Borden, Ron Billingsley, Lyn Parker

1. Approval of May meeting minutes. Bernal moved, Borden second.
2. Treasurer's Report – Cris Phillips

Check book balance as of 5.19.09 is \$26,878.29

Peterson noted that TCHA homeowner and former board president Sandeep Patel had delivered to Cris Phillips a legal bill for services rendered in connection with the Hutchins lawsuit. The bill had been presented to Patel in 2006, and was not given to TCHA until May 2009. Peterson agreed to write a letter to Patel expressing the board's concern about this matter. Cris Phillips reported that she had called the law firm and determined that the charges were legitimate. The board determined that the bill should be paid.

As of this date 11 homeowners had still not paid their membership dues. The board agreed not to levy late fees for those willing to set up a payment plan.

When the dues statements were mailed in January a ballot was enclosed to change the late payment fee from 2% per month to a \$75 flat fee for an improved lot and a \$50 fee for an unimproved lot. We needed a 2/3 majority (32 votes) to pass this change, but only received 28 ballots, so the change did not pass.

Borden moved approval of the report, Bernal second.

3. Road Grading – Ron Billingsley

Ron agreed to call to have Spur Ranch Road graded.

4. Change to TCHA dues – Peterson suggested that it might be a good idea to have all lot owners pay the same dues, regardless of whether a lot was unimproved or improved. It was suggested this be discussed at the Annual Meeting.

5. Architectural committee – Parker agreed to post a notice asking for volunteers for the Architectural Committee
- Meeting adjourned at 9:00 PM

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