

**The Springs at Santa Rita HOA
Board of Directors' Meeting
January 13, 2015 – 4:30 p.m.**

Board Members Present: Sandie Stone, President, Howard Bryan, Vice President; Jim Owen, Secretary, Roger Olson, Treasurer; Joe Barton, Steve Gilbert, Directors. Absent: Norm TenBrink

Homeowners Present: 18

Call to Order: President Stone called the meeting to order at 4:36 p.m. The roll was taken and a quorum was present.

MSVA*: Steve Gilbert moved to approve the agenda. Joe Barton seconded the motion.

MSVA*: Steve Gilbert moved to approve the December 8, 2014 minutes. Roger Olson seconded the motion.

MSVA*: Roger Olson presented the financial report:

Treasurer's Financial Report:

- Checking/Savings Balance: 12/31/2014 \$363,732.61
- Reserve Fund/Savings: 12/31/2014 316,901.75
- Operating Fund/Savings: 12/31/2014 43,111.25
- Operating Fund/Checking: 12/31/2014 3,719.61

MSVA*: Joe Barton moved to accept the Financial Reports and file for audit. Howard Bryan seconded the motion.

MSVA*: Steve Gilbert moved to appoint Jim Rusk as Assistant Treasurer. Joe Barton seconded the motion.

Reports presented and posted on the website:

President Vice President ARC Streets, Buildings & Utilities

Roger Olson reminded the Board that late fees on outstanding dues will be assessed on the 10th of the month following the annual meeting. Liens will be put into place on outstanding accounts the first of the month following the assessment of late fees.

The Board tabled the 3rd discussion and approval of the proposed revised Master Landscaping Plan until the February meeting.

Adjournment: The meeting adjourned at 5:05 p.m.

Jim Owen, Secretary

**The next regular monthly meeting will be on Tuesday, February 10, 1:00 p.m. – Anza Room
Remember to check The Springs Website: <http://www.thespringshoa.org>**

* **MSVA**--Motion made, seconded, voted, and approved.

**The Springs at Santa Rita HOA
Board of Directors' Meeting
February 10, 2015 – 1:00 p.m.**

Board Members Present: Sandie Stone, President, Howard Bryan, Vice President; Jim Owen, Secretary; Joe Barton, Steve Gilbert, Directors. Absent: Roger Olson, Norm TenBrink

Homeowners Present: 32

Call to Order: President Stone called the meeting to order at 1:00 p.m. The roll was taken and a quorum was present.

MSVA*: Steve Gilbert moved to approve the agenda as corrected. Howard Bryan seconded the motion.

MSVA*: Joe Barton moved to approve the January 13, 2015 minutes. Steve Gilbert seconded the motion.

MSVA*: Jim Rusk, Assistant Treasurer, presented the financial report:

Treasurer's Financial Report:

- Checking/Savings Balance: 1/31/2015 \$534,631.45
- Reserve Fund/Savings: 1/31/2015 316,960.72
- Operating Fund/Savings: 1/31/2015 211,370.96
- Operating Fund/Checking: 1/31/2015 6,299.77

MSVA*: Joe Barton moved to accept the Financial Reports and file for audit. Howard Bryan seconded the motion.

MSVA*: Joe Barton moved to increase the annual compensation for the ARC Compliance Agent to \$5000. Steve Gilbert seconded the motion.

MSVA*: Steve Gilbert moved to accept the updated Master Landscaping Plan with changes as suggested at the meeting. Joe Barton seconded the motion.

Reports presented and posted on the website:

President Vice President ARC Streets, Buildings & Utilities Grounds

Adjournment: The meeting adjourned at 2:55 p.m.

Jim Owen, Secretary

**The next regular monthly meeting will be on Tuesday, March 10, 1:00 p.m. – Anza Room
Remember to check The Springs Website: <http://www.thespringshoa.org>**

* **MSVA**--Motion made, seconded, voted, and approved.

**The Springs at Santa Rita HOA
Board of Directors' Meeting
March 10, 2015 – 1:00 p.m.**

Board Members Present: Howard Bryan, Vice President; Jim Owen, Secretary; Roger Olson, Treasurer, Joe Barton, Steve Gilbert, Norm TenBrink, Directors. Absent: Sandie Stone

Homeowners Present: 19

Call to Order: Vice President Bryan called the meeting to order at 1:00 p.m. The roll was taken and a quorum was present.

MSVA*: Joe Barton moved to approve the agenda as corrected. Roger Olson seconded the motion.

MSVA*: Roger Olson moved to approve the February 10, 2015 minutes. Steve Gilbert seconded the motion.

MSVA*: Roger Olson presented the financial report:

Treasurer's Financial Report:

- Checking/Savings Balance: 2/28/2015 \$535,628.54
- Reserve Fund/Savings: 2/28/2015 317,019.61
- Operating Fund/Savings: 2/28/2015 215,381.56
- Operating Fund/Checking: 2/28/2015 3,227.37

MSVA*: Joe Barton moved to accept the Financial Reports and file for audit. Norm TenBrink seconded the motion.

MSVA*: Roger Olson moved to place \$80,000 from the Capital Reserve Account into an 18-month Certificate of Deposit at Synchrony Bank. Norm TenBrink seconded the motion.

Reports presented and posted on the website:

Vice President ARC Streets, Buildings & Utilities Grounds

Adjournment: The meeting adjourned at 2:15 p.m.

Jim Owen, Secretary

**The next regular monthly meeting will be on Tuesday, April 14, 1:00 p.m. – Anza Room
Remember to check The Springs Website: <http://www.thespringshoa.org>**

* **MSVA**--Motion made, seconded, voted, and approved.

**The Springs at Santa Rita HOA
Board of Directors' Meeting
April 14, 2015 – 1:00 p.m.**

Board Members Present: Sandie Stone, President; Howard Bryan, Vice President; Jim Owen, Secretary; Roger Olson, Treasurer, Joe Barton, Steve Gilbert, Norm TenBrink, Directors.

Homeowners Present: 18

Call to Order: President Stone called the meeting to order at 1:00 p.m. The roll was taken and a quorum was present.

MSVA*: Joe Barton moved to approve the agenda as corrected. Roger Olson seconded the motion.

MSVA*: Howard Bryan moved to approve the March 10, 2015 minutes. Joe Barton seconded the motion.

MSVA*: Roger Olson presented the financial report:

Treasurer's Financial Report:

- Checking/Savings Balance: 3/31/2015 \$529,588.37
- Reserve Fund/Savings: 3/31/2015 403,681.24
- Operating Fund/Savings: 3/31/2015 125,395.22
- Operating Fund/Checking: 3/31/2015 511.91

MSVA*: Jim Owen moved to accept the Financial Reports and file for audit. Steve Gilbert seconded the motion.

MSVA*: Norm TenBrink moved to a moratorium on the sidewalk notice issue. Joe Barton seconded the motion.

The Board decided to remove the sign entering the Nature Trail that stated it was for the “exclusive use” of Springs residents. Harold Moberly was given permission to proceed with repairs to our message boards. Mike Kearns announced that the hospital will be opening on May 1, 2015.

Steve Gilbert announced that the spring walk around for the ARC will begin the week of April 20th. The Compliance Agent will be reporting on yard issues and house paint and wood conditions.

Reports presented and posted on the website:

President	Vice President	ARC	Grounds	Streets, Buildings & Utilities
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Adjournment: The meeting adjourned at 2:30 p.m.

Jim Owen, Secretary

**The next regular monthly meeting will be on Tuesday, May 12, 1:00 p.m. – Anza Room
Remember to check The Springs Website: <http://www.thespringshoa.org>**

* **MSVA**--Motion made, seconded, voted, and approved.

**The Springs at Santa Rita HOA
Board of Directors' Meeting
May 12 2015 – 1:00 p.m.**

Board Members Present: Sandie Stone, President; Howard Bryan, Vice President; Jim Owen, Secretary; Roger Olson, Treasurer, Joe Barton, Steve Gilbert, Directors. Absent: Norm TenBrink.

Homeowners Present: 16

Call to Order: President Stone called the meeting to order at 1:00 p.m. The roll was taken and a quorum was present.

MSVA*: Roger Olson moved to approve the agenda as corrected. Howard Bryan seconded the motion.

MSVA*: Joe Barton moved to approve the April 14, 2015 minutes. Roger Olson seconded the motion.

MSVA*: Roger Olson presented the financial report:

Treasurer's Financial Report:

➤ Checking/Savings Balance:	4/30/2015	\$521,213.70
➤ Reserve Fund/Savings:	4/30/2015	403,740.57
➤ Operating Fund/Savings:	4/30/2015	116,902.15
Operating Fund/Checking:	4/30/2015	570.98

MSVA*: Howard Bryan moved to accept the Financial Reports and file for audit. Joe Barton seconded the motion.

MSVA*: Joe Barton moved to approve Harold Moberly's request for an additional \$100 above the budgeted amount to repair the "Resale" board and message boards. Steve Gilbert seconded the motion.

MSVA*: Joe Barton moved to increase the sidewalk budget to \$3,500 and waive the 3-bid requirement for this project. Steve Gilbert seconded the motion.

MSVA*: Howard Bryan moved to approve the Fiscal Policy Statement as authored by Roger Olsen and amended by the Board. Joe Barton seconded the motion.

MSVA*: Howard Bryan moved that the Board suspend monthly meetings until October. Joe Barton seconded the motion.

Harold Moberly announced that repairs to the path in the Nature Park will begin soon and we will send out an email notice when the timeline has been established.

Reports presented and posted on the website:

President	Vice President	ARC	Grounds	Streets, Buildings & Utilities
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Adjournment: The meeting adjourned at 2:30 p.m.

Jim Owen, Secretary

**The next regular monthly meeting will be on Tuesday, October 13, 1:00 p.m. – Anza Room
Remember to check The Springs Website: <http://www.thespringshoa.org>**

* **MSVA**--Motion made, seconded, voted, and approved.