

Loma Linda Subdivision Homeowners Association
Minutes of the Board Meeting
December 13, 2021

The meeting, held via Zoom online, was called to order at pm 6:05pm by president, Bill Trimarco.

Directors present: Bill Trimarco, Rita Jensen, Tom Wennerlund. Members present: Sharon Jennings, Rick & Bernie Sautel, Steve and Sheree Hendrix, Bill & Sherry Milligan, Sue Wells, Matt & Maggie Fischer, Jim & Grace Walter, Al & Jo Myatt, Robyn Pfetzer, Steve & Shelley Baker, David & Jean Smith, Lisa Jensen.

Minutes: A motion to accept the minutes of the November 8, 2021 Board meeting as recorded was made by Tom Wennerlund, seconded by Rita Jensen, and approved by a vote of Tom-Yes, Rita-Yes, Bill-Yes.

Open Forum: Several members expressed thanks to the Board members for their service and to Tom Wennerlund for stepping up to fill the Board vacancy through 2021. Appreciation was shared for having online Zoom meetings throughout the year due to the COVID pandemic. Bill Trimarco presented training to Sharon which included current passwords, access to Website for posting, creating Zoom meeting notices, etc. A future training session will be held for the new 2022 officers.

Treasurer's Report: Tom reviewed the financials on screen as of November 30th. Operating Account balance \$43,546.;71. A number of 2021 dues payments were made in 2020 so 2021 Dues Income is not showing up in 2021 figures. A motion to accept the financial reports as presented was made by Tom Wennerlund, seconded by Bill Trimarco, and approved by a vote of Tom-Yes, Bill-Yes, Rita-Yes. There will be an increase from \$85 to \$100 per month for the Outside Accounting service which covers standard work for the HOA and various filings. The HOA does pay extra for handling ballots, etc.

Committee Reports:

FireWise: Al Myatt said he appreciated the support of the HOA and residents for FireWise activities this past year. 1) Al reported that nine residents participated in Phase I of the Chipping Day for which the HOA paid \$675.00; three residents participated in Phase II; one resident was reimbursed for a portion of their self-rented chipper. Invoices to be paid from the HOA Environmental Fund were submitted to the accountant and should be issued soon to those who participated. 2) Recertification of the Loma Linda Subdivision by the Community FireWise program was approved. As a FireWise USA Community, military veterans who are insured through USAA may be eligible for a discount on property insurance. 3) Three residents were assisted with various property fire mitigation efforts. One new resident was given a FireWise information packet. 4) The Fire Hydrant project cost estimate was provided to the Board in November. 5) Several generous donations were received from residents for the FireWise program. 6) Several future training seminars for residents are being planned to include Site Planning, Energy Conservation, Emergency Backup Systems, Home Security, Tree Pruning, and more.

ACC: Jo Myatt reported two requests were received by the committee; one for Lot 73 for tree removal and a driveway; one for the Hanrahan's for addition of a hot tub, fence, and dog run.

Old Business

a) Amended CC&Rs – The updated document is ready to be signed by the Secretary/Treasurer in the presence of a Notary. Bill will make the necessary arrangements.

b) Property Notification – The Board agreed that a mailing be sent to all property owners notifying everyone that the CC&Rs were amended along with a link to the document on the website. This letter should also include a reminder to sign up for future emails from the HOA by emailing the HOA at lomalindapagosa@gmail.com.

c) Chipper Reimbursement – Refer to Committee Reports/FireWise for details.

New Business:

Board Training – Maggie Fischer will host a Board training session at her home with Bill Trimarco conducting the training on Wednesday, January 5 at 10:00am. New Board members Maggie Fischer, Bill Remien, and Rita Jensen along with Sharon (Recording Secretary) will attend. Each person should bring their own computer for practicing various functions.

Miscellaneous Board Information – a) Signature cards will have to be signed by the new Board at Bank of the San Juans for selected Board members to be able to sign checks if necessary. Currently, the outside accountant, Trish McInely, signs checks on behalf of the HOA. 2) Sharon Jennings and Jo Myatt each have a key to the Board/ACC/Metro District bulletin board at the mail station (left side of the entrance to mail station). 3) The Outside Accountant has the HOA mailbox key. 4) Zoom access is paid for by the personal credit card of one of the Board members who will then be reimbursed upon presentation of a bill to the accountant.

Next Meeting – The next meeting is Monday, January 10th via Zoom. Bill Trimarco suggested that the first meeting of the new year be started by the current Board so they can approve the minutes of the December meeting. After that, the meeting will be turned over to the newly elected Board. The new board is considering moving future monthly Board meetings to Tuesday.

A motion to adjourn the meeting at 6:42 was made by Rita Tom, seconded by Rita, and approved by all Board members.

Sharon Jennings
Recording Secretary

Minutes approved January 10, 2022 as written.