

# Indian Wells Golf Villas

## Homeowners Association, Inc

### Board Meeting Minutes

Thursday, June 8<sup>th</sup>, 2023

#### CALL MEETING TO ORDER

Meeting was called to order at 6:00pm

#### ESTABLISH QUORUM

Quorum was established with the following Board members in attendance: Bill Fox, Tricia O'Hare and Meagan Billings. Michael Cohen from Anchor Associates was also in attendance.

**Approved Meeting Minutes** – Bill made a motion to approve the Board Meeting Minutes from May 10, 2023. Tricia seconded, and the motion carried unanimously.

#### NEW BUSINESS

- **ARC Decision for 8421:** This ARC has been approved (Storm Shutters)
- **Lease Review & Approval:** All 3 leases (2 @ 8433 and 1 @ 8437) have been approved

#### OLD BUSINESS

- Discussion regarding Landscape Easement. Michael had a discussion with Classic Lawns, and is awaiting a proposal. Other Vendors are being asked for suggestions as well. Michael will also verify the 30' easement noted in the Indian Wells Plat Paperwork
- New Board Certification – Tricia and Meagan
- Declaration Change Update – suggestion to add verbiage regarding Guests & Relatives, as well as other changes dealing with the application process for new Owners/Tenants. One of the options would be to adopt additional Rules & Regulations at a future meeting. Michael will check with his office and possibly legal council regarding various options available to the community.

#### GENERAL COMMENTS

- Michael will check on cleaning the front lake (contacting Solutide Lake Management)
- Tricia inquired about the electrical issues by the front gate. Bill confirmed that he had met recently with the electrician and even though all of his questions were not answered, he feels comfortable regarding the current state of the electrical configuration

#### ADJOURNMENT

Tricia made a motion to adjourn the meeting. Meagan seconded, and the motion carried unanimously. The meeting adjourned at 7:30pm