

Indian Wells Golf Villas
Homeowners Association, Inc
Board Meeting Minutes
Wednesday, May 10th, 2023

CALL MEETING TO ORDER

Meeting was called to order at 6:05 pm

ESTABLISH QUORUM

The following board members were present or via conference; therefore, a quorum was established.

- Bill Fox
- Pat Buchenroth
- Meagan Billings
- Tricia O'Hare

Included in attendance were Michael Cohen, Anchor Association Manager, and Jean Takacs, ARC Chairperson.

Approved Meeting Minutes

Bill Fox made a motion to approve the Board Meeting Minutes from Friday, February 10th, 2023. Pat Buchenroth seconded, and the motion carried unanimously.

NEW BUSINESS

- BOD organization
 - Bill Fox, President
 - Meagan Billings, Vice President
 - Pat Buchenroth, Treasurer
 - Tricia O'Hare, Secretary
- Certifications for new Board members (Meagan Billings and Tricia O'Hare)
- 2023 Budget and pending projects discussed included:
 - Reserve and expenditures - \$113,880 budget, Anchor is only collecting \$108,880. There is a \$5K difference may have to be made up with reserve funds should expense exceed the budget.
 - Electrical issue (box located at south side of front gate) - secure pricing quotes on updating panel circuit to meet current and future needs
 - Legal review of the IW Amendment and Restated Declaration
 - Landscaping –
 - Secure quotes for implementing multi-year plan to replace South Landscape Barrier Easement Planting due to end of life and invasive plant species (see ARC Committee)
 - Replacement of old/dead hedge sections across front of development as part of regular landscape maintenance.
 - The continuing challenges associated with both ponds – further discussion regarding bubblers/aerators, pond ownership
- ARC projects discussed included removal of palm tree (house # _____)

ADJOURNMENT

Bill Fox made a motion to adjourn the meeting. Meagan Billings seconded, and the motion carried unanimously. The meeting adjourned at 7:15pm.