

The Gardens on the Rio Grande Homeowners Association

HOA Board Meeting

September 9, 2024, 6PM

Monday

Present: Debbie Smith, Shirley Hosler, Marilyn Showalter, Gil Clarke, Gerri Rivera, Jerry Simon, Gil Clarke, Rich Kramer, Marlo Maxson

Last meeting minutes in July minutes were approved.

Meeting was called to order at 6:00 Meeting was adjourned at 7:00.

The Gardens HOA Treasure Report

June 2024 Meeting

Bank Accounts (as of 9/1/2024):

Checking	\$23,559.42	
Landscape Maintenance	\$2,167.74	
Undeposited Funds	0	
Operating Fund		<u>\$25,727.16</u>
Road Reserves CD 1	\$101,233.06	
Road Reserves CD 2	\$0.00	
Road Reserves Savings	\$500.73	
Road Reserves Total		
Total All Accounts		\$101,733.79
		\$127,460.95

Significant Expenditures:

Paid the City for the sidewalk work.

Acquired a new CD for the road reserves with \$20,000 from checking account.
and added it to the CD.

This \$20,000 is not road reserve money but the interest will stay with the road reserves.
We still have over \$25,000 in checking.

Upcoming large expenditures: nothing so far

Old Business:

1. **Update on clickers, passcodes, and cards:** 30% were updated and changed. Most people are entering with a card, or a clicker and they cannot be rectified because the

codes on both are worn off. Most trespassers are pushing the gate open or jumping the walls anyhow, so the project has been discontinued.

2. **Landscaping update:** Tree roots are breaking into the waterlines, but sprinkler material is still good. Invasion of spur (invasive weed), and other weeds. Evidence of coyotes, raccoons, and porcupines in the commons and in the neighborhood.
3. Neighborhood Watch update: Educational Material will be placed on the web and emails will be sent out alerting the neighborhood re: block captains.
4. **Dog Socials update:** The socials have been quite successful. If neighbors are interested in bringing their dogs to a social or starting a social, please contact Marilyn Showalter and or Debbie Smith. The fence is available through them and be aware it takes more than one person to put up the fence.

New Business:

1. Policy for parking on the South Commons discussion:
The purpose of the road is for access for ditch crews. The danger for the community is that someone could drive out on the grassy area, and it will destroy the sprinklers. Liability is also considered to an issue if someone were to drive into the ditch or off the road. With many cars passing back and forth there is also the concern of the road being damaged creating more liability and financial issues.
Debby will add to the commons usage form that Vehicles used for setting up, take down and delivering (hot tubs, bounce house etc.) can only access the gravel area for drop off and pick up only. Personal cars to be parked in the commons will no longer be allowed. **Shirley** will get another sign to indicate official vehicles only as the sign has been removed and can't be found.
2. Policy for parties in the HOA discussion: The board will not limit the size of parties but do request that that Neighbors having a party speak to their guests about parking on only one side of the street (driver's right side) to allow for traffic flow and emergency vehicles.
3. Policy for late fee discussion update next month: **Debby** is checking with the state laws re: late fees and then the policy will be clarified.
4. Update on the Mountain Park: The park will remain for public use. Thank Gil and WOTNA!