

Civano Common Area Asset (CCAA) Committee Committee Meeting Minutes

Date: May 23, 2024
Time: 2:30 pm
Location: Activity Center & Zoom

Committee Members Present: Wendy Walker, Rick Hanson, Robin Johnson, Lee Ann Kenniston, Julie Doll, and Dianne Wilcox.

Committee Members Absent: Robin Rathman.

Alternate Members Present: Hannah Walker

Alternate Members Absent: Ian Roberts and Adrienne St. John.

Members Present were Jeff Perry (Zoom) and Andrew Slater.

Also present from Paul Ash Management was Jena Carpenter and Rebekka MacDonald.

- I. **Call to Order / Roll Call** – Jena Carpenter called the meeting to order at 2:30 PM
- II. **Appoint Committee Chairperson** – Discussion ensued
A motion made by Rick Hanson to appoint Wendy Walker as Chairperson was seconded by Julie Doll and passed unanimously.
- III. **Approval of Minutes – April 9, 2024** – A motion made by Rick Hanson to approve the minutes as corrected was seconded by Hannah Walker and passed unanimously.
- IV. **Management Report/Project Update**
 - a. Basketball Hoop/Court – obtaining quotes to have the hoop moved to the north end of the court or to add a new hoop to the north end.
 - b. Playground – Final repairs are complete, we have two quotes from Play it Safe to replace gravel with artificial turf, working with vendor to determine a more cost-efficient solution.
 - c. Rotunda Doors – In progress, the contract did NOT include rekeying our existing keys, a locksmith will be contacted, one door to the Rotunda does match our existing key now – the bars open with a hex wrench from the inside. Our electronic lock will not fit on the new frames. In process of rebidding for all electronic locks and will address that way.
 - d. Quotes for Drainage & North Ridge erosion were approved by the Board – scheduling onsite meeting with WLB John Wise & Eric Beam in the next 2 weeks.
 - e. Quotes for fall surface/wood chip replenishment at south swing set being obtained we have two and need a 3rd.
 - f. Service has been requested for the existing solar at the pools – members feel it should be getting hotter than it is.
- V. **Old Business – tabled until April:**
 - a. Art for Rotunda – hold for future discussion
 1. Photo Contest draft rules for review submitted.
 - b. Replacement for Bocce Ball court – will consider options at a later meeting
 - c. Solar energy/panels for pool – waiting for initial estimate from Solar Gain

VI. New Business:

- a. Rick Hanson / 25th Anniversary comments
After having several events for the 25th Anniversary of Civano there were a handful of additional requests made by community members.
 - 1. Adult/Teen exercise options
 - 2. Outdoor Chess Board (checkers)
 - 3. More gathering location options
 - 4. Remodeling the Rotunda
 - 5. Additional shaded areas
 - 6. Pollinator Garden
 - 7. Regeneration of understory plants
- b. Management reviewed the list of 2024 bids and upcoming projects.

VII. Next Meeting Date – To be Determined by Committee

Discussion ensued, Management advised that several comments have been made and requests have come it to have all board and committee meetings after 5pm to allow members who work an opportunity to participate.

A motion made by Wendy Walker to have the meetings on the 2nd Tuesdays monthly beginning at 2:30 pm was seconded by Julie Doll and passed unanimously.

VIII. Adjournment – With there being no further business the meeting was adjourned at 3:45 pm.

Respectfully submitted,
Jena Carpenter, AMS, PCAM
For The Civano Common Area Asset Committee