**SAMALAYUCA IMPROVEMENT ASSOCIATION BOARD MEETING**

**December 14, 2021 – Minutes**

Board Members Present: Scott Doty, Sam Esparza, Amy Graham, Larry Bourne, Leslie Michotte

Determination of Quorum: Scott called the meeting to order at 6:33 p.m. and determined a quorum was present.

Approval of Minutes: Minutes for the November 9, 2021 meeting were distributed and read. Scott moved to approve the minutes and Sam seconded. Motion carried.

President’s Report: Scott discussed the need to stabilize/update the booster pumps on the pressure tank for the community water system. Quotes will be requested for this work and depending on the size of the quotes, the need for any assessments will be evaluated. Might be worth discussing at the upcoming Annual Meeting of the Members.

Vice President’s Report: Nothing new to report.

Treasurer’s Report: Bank of America balance is 13,774.22. Vanguard balance is ~$90K. Actual Vanguard amount will be available with next quarterly statement expected in early January 2022. Main recent expense items included TEP $1,112, trash $900, landscaping $1125, Crane $1300 for check valve work, and $200 for chemicals.

Committee Reports:

Architectural Review Committee: Plans for a guest house at 802 KoVaya continue to progress. 750 Comobabi is converting their carport to a garage, discussions on exterior treatment (brick) continue.

Area A Committee: Discussed new signs for gates and street posts. Also discussed cracks in brick wall are from cap bricks allowing water to seep in and degrade the mortar.

Water Committee (Water Conservation and Drought Preparedness): Nothing to report.

Water System Committee: Items of concern addressed above in President’s report.

Social Committee: Next event will be Fireside Carolling (12/16). Discussion around preferences for sandwich boards (A-frames) vs permanent boards for posting when neighborhood events will be occurring.

Old Business: Covered in above reports.

New Business: Discussion of potential move to solar for supporting the wells and attempting to reduce the monthly electric bill. More discussion to follow.

Concerning the pool, the chlorine unit needs to be replaced (estimated $400-700). The auto-fill assembly also needs work – Scott has quotes ranging from $290 to raise the system, to $3200 for a completely new system. More discussion to follow.

Preparations beginning for Annual Meeting of the Members. Due to continuing concerns about large indoor gatherings, meeting will be moved to Sunday, January 23rd, time TBA.

Adjournment: Scott moved and Larry seconded - Meeting adjourned at 7:38p.m.