

Casa Paloma One, Inc.
HOA Meeting Minutes
November 14, 2023

Present: Ray U'Ren (President); Sheila Austin (Vice President); Gia de Negriz (Treasurer); David Messick (Secretary); Jim Ford (Member at large)

Motion to Approve the Agenda: Moved by de Negriz; seconded by Ford; approved unanimously.

Motion to Approve the September 12, 2023 & October 10, 2023 minutes: Moved by Austin; seconded by de Negriz; approved unanimously.

Courtesy & Social Committee Reports: Barb Nelson reported on recent and future happenings in the community as well dates for social events which are posted on the www.casapaloma1.org website.

Treasurer's Report: Treasurer de Negriz presented the October financial report. Casa Paloma 1 is on sound financial footing. Motion to accept the report by Austin; seconded by Ford; approved unanimously. (Attached)

Landscaping Report: Board member Ford reports that landscape maintenance of the common areas has been going as planned. He requested that members who have suggestions or concerns of a community-wide nature bring those matters up at the monthly meeting rather than catching him after the meeting.

Home Sales: David Messick reported that there was 1 home sold in Casa Paloma 1 in September and one in October, both for \$233,000. The distressed property on Diablo came out of contract and is actively listed again.

NEW BUSINESS

An \$8 (3%) increase in the Annual Dues was proposed to cover the cost of processing dues through a credit card company. Motion to approve by Austin; seconded by Messick, approved unanimously.

A motion was made by Austin and seconded by Messick to approve Gia Griffin as an Advisor to the Board with primary responsibilities in the regarding Casa Paloma's website. Approved unanimously.

The Board has asked Lisa Clouts to chair 2024 Nominating Committee. She introduced herself and asked for assistance on the Committee as well as names for possible candidates.

Architectural Committee: The Architectural Committee reconvened to review the non-conforming paint colors requested by CP1 homeowners. After due consideration, the recommendation of the Architectural Committee was to advise denial of the request. A motion by Ford to deny the request was seconded by Austin and passed unanimously.

Old Business: A speed bump is being considered for somewhere between the entrance to the community and the turnoff at Calle Arturo or the stop sign. Other locations are experiencing speeding issues, too. Several homeowners expressed reluctance to have speed bumps due to the discomfort they cause some people at any speed. Further discussion will be held.

Adjournment

The next Board meeting will be Tuesday, December 14 at 9am in the GVR CP1 clubhouse.