

Pueblo de Rodeo HOA
Minutes of Meeting– August 8, 2019

Call to Order/Proof of Notice/Welcome (date 08/08/2019)

- Homeowners, please sign in on sign-in sheet

Reading/Approval of Minutes:

- 02/21/2019 Motion: Clarice Coffey Second: Amos Romero Approved: ALL

Reminder of November 7, 2019 HOA meeting

Officers Reports:

President

- Complaint from homeowner regarding possible green zone violation
 - Homeowner was referring to the common areas
 - Meet with HOA attorney
 - Obtained copies of Plats of entire subdivision
 - See plat 77-64 and 77-80, referring to Tract B, C, C1
 - Copy of Plats being passed around for viewing
 - Per plats these areas are deemed OPEN AREAS
 - Per article 17-7.5 the HOAs covenants covers how the area should be maintained
 - Board of Directors approved on 08/03/019 that we continue to maintain, cut and manicure Track C1
- Refuse and Recycling letter went out to all homeowners quoting the city ordinance
 - Michael thanked those who have already complied with ordinance
 - Michael drove neighborhood and saw quite a few homes in violation
- Rules and Regulations (sent out to homeowners via email on 8/8/2019)
 - Fine schedule as suggested by HOA attorney the rules and regulations were separated from the covenants and by-laws so it would be easier to make changes as seen fit by the BOD
 - Homeowner asked how we were going to enforce, referred her to the fines included in the rules and regulations
 - Noted Complaints will only be reviewed when submitted in writing
 - Asked for Homeowners to review and notify BOD via email of suggestions or concerns of the rules and regulations

Treasurer

- <https://img1.wsimg.com/blobby/go/ebe1ff7e-7681-4f2b-8f68-a27efac8dc79/downloads/2019-07-31.pdf?ver=1565190311035>
 - One of the Lowest annual assessment in Santa Fe
 - Ending July 2019 balance = \$36,841.09

Secretary

- Welcome letters are being sent out to new homeowner
 - Includes notification if they are included in multiple HOAs
 - Where to find PdRR documents
 - Notification of dues
 - treasury reports - notification if dues were paid at closing or if outstanding
 - notification of HOA meetings
 - request with directions if they would like to be added to email notifications
 - notification of trash/recycling days and who to call if new receptacles are needed
 - request made to add a notification if this is a rental property that renters be required to view covenants and by-laws

Committees

- **Architectural**
 - N/A – this committee has no actions to consider
 - If you wish to add to you structure, add a storage shed, or add/update the fence around your property, please contact the President at pdrroa87507@gmail.com with your plan. Depending on the project, your plans may need to be approved by the city.
- **Beautification**
 - Board of Directors approved on 08/03/019 that we continue to maintain, cut and manicure Track C1
 - Notification from homeowner that there appears to be an active homeless site in the arroyo area
 - Michael requested that the secretary try to locate a company to clean up that area
 - Another homeowner suggested we get involved in the Keep Santa Fe Beautiful
 - Fall day is September 21, 2019
 - Homeowner also noted that this is the same weekend for Neighbor to Neighbor food drive
 - Place food in a bag by your mailbox for pick up
- **Governing Documents**
 - Covenants and By-laws have been approved by attorney
 - New Covenants and By-laws will be sent to each homeowner along with a request for them to complete a voting ballot that will need to be returned in the self-addressed stamped envelope included in the mailer

Old Business

- **Embankment Wall on Paseo de Los Pueblos Rd**
 - Gary Friedman, the HOA Attorney, met with Ed Vigil, city official, it was determined that Park Plaza owns the embankment wall
 - Board of Directors approved on 08/03/019 that we continue to maintain, cut and manicure Track C1
 - Gary will be sending a letter to Park Plaza
 - Requesting them to maintain wall
 - Pay PdRR to maintain

- **Wall on Paseo de Los Pueblos and San Marcos**
 - Get quotes for sandblasting
- **Sagebrush Church Construction**
 - Homeowners that live on Ver Baja stated their concerns regarding how the construction would impact the drainage on their street that was already a problem when we had the last bad storm in July 2018
 - Stated that the city has **NOT** approved the construction at this time
 - Stated that the city should maintain what they already own
 - Current culverts not adequate as is
 - Dike installed at end of gully
 - Storm created a 5' lake in their front yard ruining their water system
 - Request that city take into consideration the traffic issues that are currently taking place due to two churches entrances on the street Ver Baja
 - Trying to leave their homes when churches are letting out is impossible
 - Another homeowner suggested that the Ver Baja homeowner speak with HOAs attorney as he is a real estate attorney

On a motion from Clarice Coffey with a second by Micki Muhlbauer, the meeting was adjourned on 08/08/2019 at 8:04 pm