

**BELLASERA COMMUNITY ASSOCIATION
BOARD OF DIRECTORS REGULAR MEETING
Wednesday, October 30, 2018 MINUTES**

Meeting called to order at 1:00pm

Attendees:

Dennis Carson
Marilyn Lillienfeld
Joe Carlon Dennis Soeffner

Absent:

Dave Reid

Guests:

Mary Moore
Jim Ragborg

Approval of meeting minutes:

- Dennis S. motioned the approval of the minutes from October 2, 2018 BOD meeting, a second by Joe C., the minutes were unanimously approved.

Member comments & questions

- None

Reports

- Budget and Finance
 - The audit from Butler Hanson was finalized with a letter to the board showing no issues.
 - The BOD will need to sign the engagement letter for next years review with Butler Hanson at the next BOD meeting
- Modifications
 - There were six (6) applications processed this month. There was discussion of follow-up on those applications that receive an “approved with stipulations letter”.
 - Oleander discussion was tabled until the next BOD meeting
 - Discussion of current paint schemes was tabled until the next BOD meeting
 - Update to the design guidelines was tabled until the next BOD meeting
- Building and Grounds
 - Recommendation for activity room flooring. Dennis S. recommends the approval of the purchase of flooring from Carefree Floors. Marilyn L.

seconded the recommendation. Recommendation was unanimously approved.

- Recommendation for library and office re-carpeting. Dennis S. recommends the approval of the purchase of carpet from Galleria of Floors. Marilyn L. seconded the recommendation. Recommendation was unanimously approved.
- Discussion of remodel of the outdoor shower was discussed. BOD asked for an outside independent architect to create detailed specification.
- The committee is also looking to add at least one new member.
- Communications
 - No report at this time
- Community Manager
 - Report attached
- President
 - The rezoning of the property at Lone Mountain and Scottsdale is now off the table

Old Business

- Community Non-Discrimination Policy. Discussion held, no changes to the current policies will be made at this time
- Capital Improvement fee discussion was had. Discussion to be continued at the next BOD meeting
- JJ In & Out contract. Laurie to bring contract to next BOD meeting

New Business

- Fine policy as related to contractors entering illegally through the back gate. Dennis C. wrote an article for the November newsletter
- Discussion held regarding two properties currently in process of collections with our attorneys
- Discussion was held regarding the purchase of miscellaneous small items of equipment for the exercise room. One motion made and seconded, approval was given to purchase equipment costing less than \$1000 on the recommendation of Joe Carlon.

Future meeting dates:

Wednesday, November 28

Tuesday, December 18

Meeting was adjourned at 2:50pm