

**BELLASERA COMMUNITY ASSOCIATION
BOARD OF DIRECTORS REGULAR MEETING
Wednesday, June 27, 2018 MINUTES**

Attendees:

Dennis Carson
Dave Reid
Marilyn Lillienfeld
Dennis Soeffner
Joe Carlon

Guests:

Paul Rippens, Jim Ragborg, Sandy Berger, Allen Rubin

Approval of meeting minutes:

- Dave R.. motioned the approval of the minutes from May 16, 2018 BOD meeting (with spelling correction), a second by Joe C., the minutes were unanimously approved.

Member comments & questions

- Sandy B. – rezoning concerns at Scottsdale & Lone Mountain
- Allen R. – rezoning concerns at Scottsdale & Lone Mountain
- Paul R. – rezoning concerns at Scottsdale & Lone Mountain

Reports

- Budget and Finance
 - Marilyn present information on May financials
- Modifications
 - Dave recapped that the 7 June applications for modifications were all approved.
- Building and Grounds
 - Jim R. presented 3 projects for discussion / vote
 - Painting of the clubhouse and guardhouse (interior and exterior)
 - Mailbox replacement project
 - Outdoor bathroom remodel
- Communications
 - Dennis C. thanked Paul for stepping up to take over the newsletter
- Community Manager
 - Report attached
 - New cameras were installed at the back gate
- President
 - Nothing to report

Old Business

- Community Non-Discrimination Policy.
 - Table to next meeting

New Business

- Rezoning of property at Lone Mountain & Scottsdale Rd.
 - BOD recommend a survey to all homeowners before any position by the board could even be considered.
 - Sandy and Allen have volunteered to lead project with homeowners and connect with other community's close by
- Insurance quote to increase the umbrella coverage from coverage 15MM to 25MM and adjust the D&O coverage per Mike Dinino's recommendations.
 - Motion made by Marilyn and seconded by Dennis S. to accept the recommended changes in the insurance policy for the umbrella and D&O policies. Motion was approved unanimously.
- Approval of Audrey Fischer to the Budget & Finance committee.
 - Motion made by Dennis S. and seconded by Joe C. to add Audrey to the B&F committee. Motion was approved unanimously.
- Motion made by Joe C. and seconded by Dennis S. to accept the recommendation from the B&G committee for a vendor to replace all 8 mailbox kiosk's throughout Bellasera. Work to be done by Architectural Building Specialties and DR Paint. Motion was approved unanimously.
 - Note: Dennis C. commented that in the past the BOD has shied away from doing business with a homeowner and we will review each situation in the future.
- Motion made by Joe C. and seconded by Dave R. to authorize the B&G committee to further pursue investigation of a remodel to add a bathroom outside where the current showers are. Motion was approved unanimously.
- Motion made by Joe C. and seconded by Dave R. to use DR paint as our vendor to repaint the guardhouse and clubhouse (both interior and exterior). Motion was approved unanimously.

Future meeting dates:

September 24, 1:00pm

No meeting in July or August

Meeting was adjourned at 2:30pm