

***Mountain Shadows Homeowners Association  
Board of Directors Meeting  
August 12, 2016***

**Call to Order:** The Meeting was called to order at 9:00 A.M at the Management office of Mountain Shadows, 2000 Golf Club Dr. Palm Springs, CA 92264.

**In Attendance:** A quorum was present with the following directors in attendance: Celia Hart, Bill Oakland, Stone Fetterly, Judy Eaton, Dick Ressler, Ken Mardian, Ed Maiuro, John Glatz and Bob Stolhand. Office Manager: JoAnn Williams

**Homeowners Present:** Paul Bernstein, James Giantoni, Pat Dobremysl and Robyn Walker.

**Approval of Minutes:** A motion was made and seconded to approve the minutes of June 17, 2016 meeting. Bob Stolhand abstained as he was not present at the June 17, 2016 Board Meeting.

**Homeowners Forum:** James Giantoni presented the board with a 5 page letter on suggestions of things that should be done to enhance our property. He had proposed solutions to each suggestion. We informed him we would go over his suggestions and get back with him. The other 3 homeowners were attending because of their interest in what is currently going on.

**Committee Reports:**

**Treasurer:** Stone Fetterly reported we have \$573,000 in reserves. He is always negotiating for better interest rates on all our CDs, 1% is about the best we can do. We have 2 CD's coming due; one in September and one in December.

The first paving contractor to make their presentation was Paul Hawkins of AMS Paving. He was very thorough and informative. Bob Stolhand asked him many questions. We told him we would review all information and get back with him.

**Landscaping:** John Glatz introduced Issac Kirkpatrick of Kirkpatrick Landscaping Services to give us an update on the condition of the property since they started their services. He has been seeding our bare areas. Many of our trees and shrubs have been pruned incorrectly and not given the proper watering. He will remove the dead ones (at an additional cost) and care for the injured ones. We will apply for a turf-buy-back program through Desert Water Agency at \$1.00/sf for the front area on Golf Club Dr. Hopefully it will be approved and we can start on that project. We will have the Landscape Committee give Isaac a plan first for the outside of the property then the inside of the property for projects to be completed before the annual board meeting.

**Security:** Dick reported all is fine. The name of our security company has been changed to Allied Universal Security Services.

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**Insurance:** Celia reported there have been no changes in our insurance. The cost of our State Fund has been reduced

Our second paving contractor, Elmer Merkovsky from Asphalt Md's, came to give his presentation. He also was very informative on his presentation and answered all Bob Stolhand's questions thoroughly. He was about repairing the streets as AMS Paving was about replacing the streets. Both contractors agreed if we do nothing to the streets they will remain the same, as they are unsightly but useable.

**Pools:** Ken reported he has received 3 bids to bring Pool 1 & the spa and Pool 6 back to their original quality. Four palm trees will be removed from Pool 1 and 2 palm trees from Pool 6, new cement will be laid, the pools and spa re-plastered and new tiles installed. These two pools will be closed until October.

**Buildings & Maintenance:** Ed reported that all peeling paint and lack of coverage should be reported to the office as a list is being compiled and will be given it to the painting contractor when it gets big enough.

**Streets:** Bob reported on the condition of the streets and after much discussion it was decided that because of the large cost it would take to replace them that we will continue to maintain them.

**Board Motions:**

- a) A motion was made, seconded and approved to allocate \$4,000.00 to have Kirkpatrick Landscape plant approved shrubs and flowers in the inside triangle areas of the property.
- b) A motion was made, seconded and approved to allow \$30,000.00 for the improvement of the front of our property with the submission and approval of DWA Turf buy-back program.
- c) A motion was made, seconded and approved to have Laguna Falls Custom Pools & Spas do the restoration work on Pools 1 and 6 not to exceed \$76,729.00.
- d) A motion was made, seconded and approved to have the 4 palm trees in Pool area 1, and 2 palm trees in Pool area 6 removed by Valencia Tree Service for an amount not to exceed \$5,600.00.
- e) A motion was made, seconded and approved to send out the Maintenance Responsibility Chart to all homeowners.
- f) A motion was made, seconded and approved to have Castro Concrete remove and replace 12 feet of curb and gutter at the pavilion at a cost not to exceed \$900.00.

**Old Business:**

- a) We will hold off on purchasing new pool furniture until the pools are completed.
- b) 6112 Arroyo #3 Back Wall-SCE is an ongoing project.
- c) Rules and Regulations approved as written.

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**New Business:**

- a) Take Advantage of DWA Turf buy-back program.
- b) Maintenance Responsibility Chart approved to send to homeowners.

**Liens:** There were no liens to discuss.

The next board meeting is scheduled for Saturday, October 22, 2016 immediately following the annual board meeting.

The meeting was adjourned to executive session at 1:00PM

Respectfully Submitted,  
Judy Eaton, Secretary