

***Mountain Shadows Homeowners Association  
Board of Directors Meeting  
August 18, 2017***

**Call to Order:** The Meeting was called to order at 9:41 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, Judy Eaton, Dick Ressler, Ken Mardian, Steve Bell, Bob Stolhand and Frank Krall. **Absent:** Ed Maiuro. **Office Manager:** JoAnn Williams

**Approval of Minutes:** A motion was made and seconded to approve the minutes of the April 18 and June 17, 2017 meetings.

**Committee Reports:**

**President:** Celia Hart had a meeting with the city of Palm Springs and reported no new updates on tamarisk trees on east side of golf course, the benefits of joining the Organized Neighborhoods of Palm Springs (ONE-PS) program, short term rentals, and calls made to 911 from your cell phones are being routed to Cathedral City.

**Insurance:** Celia Hart reported nothing new with insurance.

**Treasurer:** Dick Ressler gave the treasurer's report. He reported Reserve Funds at the end of July were \$677,753. We have an excess of \$48,000 at our year end at this time we will leave it in our operating account.

**Landscaping:** Steve Bell turned in a written report regarding his meeting with Kirkpatrick. They have had quite a turnover of their employees resulting in being behind in many projects including the trimming, irrigation problems, dead shrubs and dying grass. He instructed them to routinely walk our complex and address any landscaping issues. He also informed us to expect a minimum increase of 4% in their contract in January 2018.

**Security:** Frank Krall reported he receives daily reports from our security company and all has been very quiet. We had a homeowner leave their car door open and car was rummaged through, nothing taken. Please always lock your car doors. The security guard ran into a pole with our golf cart. The security company is paying for the damages.

**Pools:** Ken Mardian reported that the reupholstering of our pool furniture is complete. We have an electrical problem at Pool # 5 and he has a bid to repair it for \$6,900.00.

**Buildings & Maintenance:** Bill Oakland reported there is nothing pending and no new requests.

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**Board of Directors Meeting**  
**August 18, 2017**

**Streets:** Bob Stolhand reported William & Alfredo have been doing some patching of our streets. He also got a bid from M & M Sweeping, Inc. to have our streets swept once a month to pick up the peeling from our streets. It was decided not to do this.

**Board Motions:**

- a) A motion was made, seconded and approved to accept the revised estimate total of \$49,098.26 for our landscape projects.
- b) A motion was made, seconded and approved to accept the bid for \$6,900.00 to repair the electrical conduit at pool # 5, but also agreed to go up to \$7,500.00 if needed .
- c) A motion was made, seconded and approved to reimburse Michael Ostfeld \$65.00 for plumbing services caused by problem within a common wall.
- d) A motion was made, seconded and approved to buy a shredder for the office not to exceed \$225.00.
- e) A motion was made, seconded and approved to purchase new window blinds for the office. We will have William purchase and install at a cost of no more the \$300.00.

**Old Business:**

- a) Outside window blinds: The board will come up with a standard blind for all outside window coverings
- b) Golf Club Dr. front patio standard: We shall use the same standard used everywhere else in our complex.
- c) Front entrance keypad kiosk: Cannot be tiled because it is too small to fit roof tiles.
- d) History book: We will purchase a frame and make a collage of pictures to hang in library.

**New Business:**

- a) Rental letter for Palm Springs concerning short term rentals will be sent out in annual letter to homeowners.
- b) We will purchase a 3 drawer locking cabinet for office at a cost not to exceed \$100.00.
- c) Governing Documents, Rules & Regulations and Quorum Requirements will be discussed in Executive Session.
- d) Records Retention: Doug said we should keep back to 7 years and follow Davis Sterling Retention Rules.
- e) Architecture Guidelines: Celia feels Landscape & Architecture are tied together and should require 3 people do to that job.
- f) Steve questioned why the 250 LED bulbs to be installed in our pole lights by June had not been completed. The lights will be ordered and will be installed by the October annual meeting.
- g) We sent a letter to the City of Palm Springs for reimbursement for a water mainline bursting causing flooding and mud to our entrance totaling \$288.19. Waiting for response.

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**Liens:** The Board of Directors of Mountain Shadows Homeowners Association (by a majority vote of a quorum of the board members) hereby authorizes to execute and record a lien against:

APN # 681-341-057, Records of Riverside County, CA

The next board meeting is scheduled for Saturday, October 21, 2017 immediately following the Annual Meeting which convenes at 9AM.

The meeting was adjourned at 12:10 P.M.

Submitted By,  
Judy Eaton, Secretary