Minutes of VRPOA Board Meeting

December 29, 2015

Board Members present: Ellen Smith, Harvey Simon, Judy Simon, Brent Walker, Bill Daily, Bill Berra, and Valerie Arnett. A quorum was present.

Property owners present were Nirvair Khalsa, Gene Frank and David Arnett.

President Judy Simon called the meeting to order, and the minutes of the 6/25/15 meeting were approved as written.

Brent Walker presented a report from the Landscape Committee on the entrance landscape.

There will be no attempt to irrigate any entrance landscape, but the landscape will be cleaned-up after the road project is completed in 2016. The project will be put out for bid. Also, at a later date, the Vista Redonda sign will be made more prominent.

Bill Berra presented a report on the road project.

Work on the road will begin again in March-April, 2016, depending on the weather. It must be warm enough outside to pour the asphalt, and the also warm enough for the earth to stabilize In order to finish the retaining wall. The county did do some cutting and filling of the road, and the grade will be what it is now. The road was too far out of compliance to be corrected to conform to existing code.

The county has reminded us that they have an 8-15 foot easement on both sides of county roads. They can remove anything they choose that has been planted in those easements. Also, the easements will be reseeded this spring, results to be seen in 5-10 years.

Bill is the contact person for any concerns a community member may have.

Assessment Report and Budget. Transfer fees and dues all paid.

Rentals in VR neighborhood. If a property has been issued a permit for a guest house , the county of Santa Fe doesn't care if it is rented. VRPOA has no mention of rentals in either its bylaws or deed restrictions. Also, historically, some guest houses have been rented in VR.

The current policy is to leave things as they are, which is that there are no guest house rental restrictions in place. If a property owner has a problem with a neighborhood rental, please contact a Board member and the board will try to help all parties reach an amicable solution.

Future of VRPOA Officers. Open discussion.

In brief, the same people have been filling the Board for many years and are pleased that some additional homeowners have stepped forward to serve. The Board is open to additional members stepping forward. New Board terms will begin in July, 2016.

The procedure as stands is for a slate of officers to be approved by the Board and presented to the property owners for vote of approval. The Board discussed the idea of approving Board members without mention of position to be served. The Board positions would be filled on a rotating basis, based on each member's willingness to serve in that position.

Another topic of discussion was the idea that the Board president need not necessarily be a full-time VR resident. The reasoning behind full-time residency is that a situation may arise that calls for an immediate "hands on" response. The consensus in that case is that the vice-president or another Board member could be the on-site liaison to the president.

The above topics are open for discussion at any Board meeting.

A motion was made by Harvey Simon and seconded by Judy Simon that Valerie Arnett become a voting member of the Board. Motion passed.

Trash Removal Report.

Harvey reports that there has been no resolution and that the county is reworking the whole thing. Our transfer station will be staying for the time -being.

No new business.

Move to adjourn.