

CORTESSA COMMUNITY ASSOCIATION  
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Open Session Meeting Minutes  
Tuesday, November 17, 2015  
7:00 PM  
Mountain View Elementary School

BOARD MEMBERS PRESENT:

Jim Gallagher  
Matt Ford  
Amanda Grad

MANAGEMENT PRESENT:

Peri Swenson

- I. Meeting was called to order at 7:01PM.
- II. Review and unanimous approval of the October 20, 2015 meeting minutes.
- III. Guest Speaker – Raymond Scheele with the White Tank Mountains Conservancy. A review of new park programs was discussed along with request for volunteers for the different programs available.
- IV. Treasurers Report:
  - a. Review and acceptance of Income Statements dated October 31, 2015. Matt Ford gave review of the master and gated community statements.
  - b. Invoice approval: Invoices for completed projects/with high dollar amounts approved for payment.
  - c. Review and unanimous approval of the final drafts of the 2016 operating budgets for the master and gated communities. The Board had previously voted that the association assessments would not increase for 2016.
- V. Old Business:
  - a. Exterior wall painting is underway. Power washing and minor repairs began October 12<sup>th</sup>. Painting is anticipated to start the week of November 16<sup>th</sup> and continue into the new year with monuments being painted last to allow for the sealant project to be completed.
  - b. Planter repairs – sealant project complete.
  - c. Wall repairs – In process, being addressed in advance of the painting.
  - d. Holiday lights and decorations are underway and will be complete and illuminated the week of November 16<sup>th</sup>.
  - e. Revised tree replacement proposal was unanimously approved. Proposal is for Honey Mesquite (6) and Southern Live Oaks (21) to be planted in 24" box size. Peri to be sure that recent requests for tree replacement from members are included/added to the proposal.
  - f. Ongoing tree root issues – continue to monitor for wall damage and roots into backyards to install root barrier.

VI. New Business:

- a. Winter flowers – to be planted as soon as sealant of the planters is complete.
- b. Reminder of Holiday Party at the park on 12/15/15.
- c. Review of 1<sup>st</sup> estimate to close off the cul-de-sac areas of Parcel 2 to limit access of ATV's through these areas. Proposal was for Ranch fencing to match the equestrian fence along Perryville Rd. Board wants options of bollards and or boulders to compare.

VII. Pending/Tabled Projects:

- a. Projects update: Review of report
- b. Updates to Rules and Design Guidelines: DRC to review for changes before presenting to the Board.

VIII. Open Discussion:

- a. Request for missing tree(s) replacement along Burton with tree replacement project.
- b. Request to see if gated parcels could enter into a separate contract with R/M for fire service.
- c. Report of graffiti inside the play equipment at the big park on Mountain View.
- d. Report of a car break in on Cheryl Drive.
- e. Concerns of access problems during school drop-off and pickup times. Streets and driveways are often blocked during those times.
- f. Report of someone golfing in the park – not permitted.
- g. Question on when next phase of sidewalk repairs will be completed.

IX. Adjournment: Meeting was adjourned at 7:50PM.

Minutes prepared and submitted by Peri Swenson, KMS

Minutes Approved By / Date

