

**TATUM RANCH
BOARD OF DIRECTORS MEETING
NOVEMBER 18, 2020
Meeting Minutes**

I. CALL TO ORDER – 6:15pm

II. VERIFICATION OF QUORUM: *Tom Callahan, Rick Nowell, Chuck Teater, Roy Brotherhood, David Rolland*

III. APPEALS

➤ **ARCHITECTURAL APPEALS**

- (43A/41) Appeal of fountain in front courtyard installation without approval of Architectural Committee. **Appeal Denied. 5-0**
Discussion on size of Ornament. Rick Nowell suggested a more equitable measurement for Homeowner.
Task: Architectural Committee to review size guidelines, and in CC&Rs. (pg. 10 Paragraph 25)
- (9A/52) Appeal of existing shade disapproval by the Architectural Committee. **Not citable by the BOD.**
Task: Architectural Committee to get more information from Homeowner.
- (24B/48) Appeal of front door install disapproval by the Architectural Committee. **Appeal Denied. 5-0**
Task: Homeowner to request Black and white to be added as Neutral colors for front doors.

➤ **COMPLIANCE APPEALS**

- (32A/130) Violation for Overnight Street Parking \$50.00 Penalty/\$15.00 Late Fee **Appeal Denied. 5-0**
Discussion with Homeowner. Homeowner wanted email sent to him as well as the letter, so that information is dispersed to his tenant in a timelier fashion.
Task: Scott Flannery to discuss with legal team if emails can be sent to a homeowner's tenant.

IV. ADJOURNMENT: 7:19pm

HOMEOWNER QUESTION AND ANSWER PERIOD (General Board Meeting to follow Homeowner Question and Answer period)

- **Jeff Fortney** – Complained about number of compliance letters he received recently. Last letter was September 24, 2020. Tom Callahan assured him he would not receive anymore letters from the Association.
- **Jack Samuels** –
 - Utility Meter post and cage need a good coat of paint.
Task: Scott to call utility company to get this done
 - 6' x 6' LAPS on Tatum Blvd need a coat of paint **Task:**
 - Due to COVID-19 will we be updating the HVAC filters? Decision was made not to update filters as the cost would be prohibitive. Keep meetings short and continue to practice social distancing.

GENERAL BOARD MEETING

I. CALL TO ORDER – 7:19

II. VERIFICATION OF QUORUM *Tom Callahan, Rick Nowell, Chuck Teater, Roy Brotherhood, David Rolland*

III. APPROVAL OF SEPTEMBER 16, 2019 BOARD MEETING MINUTES – **Board Meeting Minutes approved with corrections**

IV. FINANACIAL REPORT FOR JULY/AUGUST -

V. FINANCIAL REPORT FOR SEPTEMBER/OCTOBER

VI. COMMITTEE REPORTS

➤ **ARCHITECTURAL COMMITTEE**

➤ **SOCIAL COMMITTEE**

VII. COMMUNITY MANAGER'S REPORT

VIII. UNFINISHED BUSINESS

- ✚ **Parking Penalties/Major Violation**
- ✚ **Revised Parking Policy**
- ✚ **Fiscal Budget 2021 (Master)**

IX. NEW BUSINESS

- ✚ **WAPA**
- ✚ **January Meeting Date for 2021**
- ✚ **Roberta Playground Equipment Replacement**

- ✚ Copyright use of Tatum Ranch Trademarked Name
- ✚ Luxor Landscaping Winter Projects
- ✚ Board & Architectural Committee Training for January
- ✚ Office staff training for interactions with difficult residents

X. ADJOURNMENT

**AFTER THE GERNERAL MEETING, THE BOARD WILL GO INTO EXECUTIVE SESSION
TO DISCUSS MEMBER APPEALS AND LEGAL**

-2-