

Eldorado Community Improvement Association, Inc.
Monthly Board of Directors Meeting
September 17, 2015

TIME AND PLACE:

A regular meeting of the ECIA Board of Directors was held on Thursday, September 17, 2015 at the Community Center.

CALL TO ORDER:

President Ryen called the meeting to order at 7:11 PM.

DESIGNATION OF QUORUM:

The roll was called and the following members answered present: Dag Ryen (President), Pam Henline (Vice-President), Greg Colello (Secretary), Jeanne Calzada (Director), David Yard (Director) and Antone Forneris (Director). Absent: Todd Handy (Treasurer), excused absent.

Staff Members present: Denise Villanueva, ECIA GM and Mark Young, Covenants Compliance.

APPROVAL OF AGENDA

President Ryen asked for approval of tonight's meeting agenda. All were in agreement with this request and the agenda was approved unanimously.

ANNOUNCEMENTS

President Ryen announced that Manager Denise Villanueva has submitted her resignation. President Ryen sent out a huge "Thank You" to Ms. Villanueva for her service and efforts as Manager to Eldorado Community Improvement Association. President Ryen confirmed that HOAMCO will be on board in the transition under the direction of Paul Skojec, as HOAMCO goes through the national search for a new General Manager. President Ryen announced that the new Facility Manager, Mike Armijo will begin work on Monday.

President Ryen reminded all Homeowners of the Eldorado Fire Department barbeque, scheduled for Sunday, September 27, 2015 from 12 noon – 4 PM; to be held at the Eldorado Community Center.

President Ryen announced the School Fun Run scheduled for Saturday, September 26. A portion of the greenbelt was mowed for the event.

OPEN FORUM

Homeowners were given 4 minutes each to address the Board.

Homeowner Jean Stokes addressed the Board on a follow up discussion regarding pesticides from last month. Ms. Stokes stated that it is important to educate the community of the dangers of pesticides, acknowledging that the pesticide industry have little integrity about advising residents of the potential dangers. Ms. Stokes stated that she, like 100 other Eldorado residents, are chemically sensitive and she has a concern about pesticide control, such as use along the bike path. Ms. Stokes stated that the chemical in question is "Krovar". She stated that the County of Santa Fe did put up a warning sign but they were taken down by an unknown source. President Ryen offered to put the signs back-up. President Ryen stated that he was under the impression that the signs would be up for 30 days. The Board stated that they will review the chemical usage policy and that for the next major project, the Board will be sure no chemicals will be used.

Randa Phillips stated that she recently suffered a severe chemical reaction when driving in the community. Ms. Phillips believes the reaction was caused by an individual with a truck parked on the side of the road that she suspects was applying pesticides/herbicide. Ms. Phillips added that Krovar is not safe and the use does not comply with the Eldorado Chemical Usage

Policy. Ms. Phillips read a note from resident Anne Campbell addressing her concerns to chemical sensitivity.

CONSENT AGENDA:

Director Yard made a motion to approve the Consent Agenda. This motion was seconded by Secretary Colello and the motion passed unanimously with all members in favor.

15-09-38.1 Approval of August 20, 2015 Board Meeting Minutes

15-09-38.2 Approval of Staff Reports

15-09-38.3 Approval of Treasurer's Report

Copies of these documents are available upon request at the ECIA offices.

OLD BUSINESS

None.

NEW BUSINESS

15-09-39 Director Forneris made a motion to accept the Architecture Committee's recommendation to grant the variance for a ground based solar array to be placed more than 15 feet from the house applied for by 18 Abanico Road. This motion was seconded by Director Yard and the motion passed unanimously with all members in favor.

Director Yard made an amendment to the motion: This variance allows a ground based solar array to be placed more than 15 feet from the house. In this case, 140 feet to take advantage of natural screening. This motion was seconded by Vice-President Henline and the motion was passed unanimously with all members in favor.

15-09-40 Director Forneris made a motion accept the Architecture Committee's recommendation to grant the variance for a ground based solar array to be screened with more than 74 feet of continuous fencing. The motion was seconded by Secretary Colello and the motion passed unanimously with all members in favor.

Director Hemline made an amendment to the motion: This variance allows a ground based solar array more than 15 feet from the house that is 47 feet and a solar array to be screened with more than 50 feet of continuous fencing that is 74 feet. This variance is granted due to the fact that this is the closest possible location to the house because of shading from trees and the house: natural vegetation and the fence will screen the array from neighbors. This motion was seconded by Secretary Colello and the motion passed unanimously with all members in favor.

There was no further business.

ADJOURNMENT OF OPEN MEETING

The regular meeting was adjourned at 8:00 p.m.

Submitted By:

Greg Colello, Secretary _____ Date: _____

[Listen to a podcast of the September meeting](#)