

February 22, 2021 Board of Directors Meeting Minutes

Board Actions and Summary February 22, 2021

The February ECIA Board of Directors Meeting was held via ZOOM and was called to order at 5 PM. President Nancy Sulzberg, Vice-President Melicent D'Amore, Secretary Carol Sanguinetti, Director David Sorkin, and Sal Monaco, Treasurer, and Director Erika Penczer were present and a quorum was met. HOAMCO staff including General Manager Julie Navarro, Assistant General Manager Jessica Collins, Operations Manager Mike Rogers, and Compliance Officer Mark Young attended. Nigel Burgess, Vice President for HOAMCO New Mexico also attended. The Board approved the Consent Agenda.

The General Manager reported the office receives an average of 15 on-site Assessment payments per day which are cleared within 24 – 48 hours. Current projects include the Annual Report, Insurance Review, and the upcoming ECIA election. The Operations Manager reported he will work with the State and the private owner to increase the number of access points to the western State Trust Land. Residents can purchase a permit to utilize these lands which costs \$35 per year. Further details will follow as decisions are made.

ECIA's County Liaison, Joseph Gutierrez, reported there was a successful meeting with County staff, the Operations Manager, and the Facilities and Grounds Chair regarding money currently appropriated to ECIA. Of the 2018 \$100K currently designated to ECIA, the County will use \$10K to begin a broad-based study about the Azul hike/bike trail. In addition, the County will use \$10K of \$200K from the 2019 allocated money to begin a study about the Torreon trail.

The Board approved the following motions:

- To affirm the electronic vote to recommend ECIA's portfolio accountant, Kristen, adjust the December and January Financials to align them with the 2020 Financial Audit from Porch and Associates. Motioned by the Board Treasurer and seconded by the Board Vice President; all in favor.
- To affirm the electronic vote to accept the 2020 Audit Report from Porch and Associates for all purposes, including distribution to the Association's membership, and for excerpts to be included in the Association's 2020 Annual Report to Membership. Motioned by the Board Treasurer and seconded by the Board Vice President; all in favor.
- To approve seven [7] paid holidays for ECIA Staff to include Memorial Day, July 4th, Labor Day, Thanksgiving and the Friday after, Christmas Eve and New Year's Eve. Motioned by the Board President and seconded by Board Director Sorkin.

Variance Requests:

- The Board approved a new block stucco wall to encroach 6 feet into the 50-foot roadside setback at 8 Dovela Place. Motioned by the Board Vice President and seconded by Board Director Sorkin; all in favor.
- The Board sent a variance request, a glass wall that exceeds the 6- foot maximum at 4 Antigua Court, back to the Architecture Committee for further review.

New Business topics were discussed:

- If residents are uncomfortable with the placement of doggie stations, signs or other ECIA materials, please contact the Operations Manager to discuss the concern. Please do not attempt to remove the items.
- With drought being a reality in Eldorado, please help mitigate fires by reporting brush piles on the **Greenbelts** to the Operations Manager. The Maintenance Team will do their best to collect the material from the common areas but will not remove materials from private property. The Conservation Committee will develop a protocol so that members and the Maintenance Team can better identify the types of growth that should be removed.
- The Annual Meeting will be held on Monday, May 3 at 6:30 PM. Election results and the Volunteer of the Year will be announced. Justin Scott, CEO of HOAMCO has been invited, as well as other members of the HOAMCO Corporate staff. Whether it will be held through ZOOM or an in-person meeting will be determined as we draw closer to the date.
- After much discussion about the nature of variance requests and the process through which members get approval, it was decided that the Board will work with the Architecture Committee to clarify roles and set up guidelines for forwarding variances requests to the Board.

On-Going Business topics were discussed:

- 2022 will mark the 50th Anniversary of Eldorado. To celebrate, volunteers are needed to compose a steering committee that will plan and produce events. Without the help of community members, celebratory activities will be limited. For more information, please email Nancy Sulzberg at n.sulzberg@eldoradosf.org.
- Volunteer of the Year Nomination forms are available on the ECIA website. If you know of an ECIA resident who has made a significant contribution to Eldorado through their volunteer work, please complete the Nomination form and send it to Board Secretary, Carol Sanguinetti. The Board will review all the submissions and determine this year's recipient.
- The Insurance Selection Team has interviewed agents from Farmers', Daniels and ADV Insurance Companies. They each are making site visits and will review the properties with the Assistant General Manager, HOAMCO New Mexico Vice President, and the Fields and Grounds Committee Chair.

No resident requested to speak during Open Forum.

The meeting was adjourned at 7:15 PM. The President's Report and Treasurer's Report, along with Task Group and Committee reports are on the website. Approximately 10 members of the community signed into the meeting. Recordings of the meeting can be requested by calling the ECIA office at [505] 466-4248. Complete minutes and agendas are available at the ECIA office or on the website: www.eldoradosf.org.

Thank you to all who participated and we hope to see you at the next meeting on: **Monday, March 22, 2021 at 5 PM .**