

ELDORADO

at Santa Fe

1 La Hacienda Loop
Santa Fe, New Mexico 87508
Office: 505-466-4248

ECIA Board of Directors Meeting Minutes

Tuesday, August 16, 2022

Via Zoom

5:30 PM

The ECIA Board of Directors meeting was called to order at 5:32 PM, board met in person and held via Zoom and recorded.

Roll Call: President Carol Sanguinetti, Treasurer Joseph Gutierrez, Secretary Jonathan McLaughlin, and Directors Jonathan Turkle and Mary Bonilla were present. A quorum was met. Excused: Vice President Amelia Adair, and Director James Herbert Williams.

HOAMCO staff attendees: General Manager (GM) Julie Navarro, Communications Coordinator (CC) Rhonda Pierce, Executive Assistant (EA) Ciara Walsh, and via Zoom, HOAMCO – Albuquerque office Nigel Burgess, Operations Manager (OM) Mike Rogers, Architecture and Compliance Coordinator (ACC) Mark Young.

Changes to the agenda: President Sanguinetti announced 2 additional motions, The Preserve Policy and the Phone System, and a Variance Request for a Board decision for 1 Caliente Pl. All agreed

The agenda was adopted, the consent agenda items were motioned for approval by Director Turkle and seconded by Treasurer Gutierrez, all in favor. Consent agenda items approved included the General Manager's Report, Covenant Compliance Report and July Board meeting minutes.

Treasurer Gutierrez reported: as of July 31st, ECIA has spent – 53% of the budget and is 5% under budget on expenditures. The collections rate for 2022 dues has been exceptional, with less than \$10,000 outstanding which equals .0006 %.

Treasurer Gutierrez, County Report: Infrastructure/Capital requests have been submitted. ECIA submits the capital requests to the county which then submits to the state. The legislators meet in January to vote on disbursements. Still waiting to be contacted for a meeting on the Azul project.

GM Navarro: We are working with vendors to get quotes for the phone system. The phones were down for 2 weeks last month. Will move to a VOIP system which will save money. 12 liens were released from previous years. Total AR, which includes all outstanding dues from previous years is \$21,000 which is down from \$200,000 4 years ago. 9 lifeguards have left to go to college. ECIA will help with scheduling to keep the pool open for as long as possible. 2 new lifeguards have been certified. We will have to minimize hours if anything changes.

OM Rogers: Disc Golf course T-boxes are all in place. Graffiti and tagging in the box culverts at the arroyos into Gallinas park continues. It is vulgar, near a park and visible to residents. Maintenance will repaint as the county does not have the time or manpower. The cost of the paint is \$500.00 for each occurrence.

Motions:

- Director Turkle – Moved to accept the emailed resignation of Sue Will from the Conservation Committee effective August 1st, 2022. Secretary McLaughlin seconded, all in favor.

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- President Sanguinetti – Moved to approve the appointment of Naima Shea and Ben Greenberg to the Safety Education Task Force. Director Bonilla seconded, all in favor.
 - Treasurer Gutierrez – Moved to accept Fernando Robles as a member of the Finance committee. Director Bonilla seconded, all in favor
 - Treasurer Gutierrez – Moved to tables the Entrance Gate project under Capital, which was expected to be completed this year and use those funds to cover excess funds for the Compadres Park shade structure. Director Turkle seconded, all in favor.
 - Director Turkle – Moved to accept the updated recommendation of the Conservation Committee to adopt the Preserve Policy based on their review of the Membership comments. Treasurer Gutierrez seconded, all in favor.
 - Treasurer Gutierrez – Moved to approve the ECIA phone system replacement this year, which was originally scheduled for replacement in 2023. The cost will be about \$15,000 and will be funded from the reserve account. Secretary McLaughlin seconded, all in favor.

The General Manager's Report can be found on the ECIA website under Contact > [Management](#) and then scroll down. Committee and Task Group Reports can be found under the Board and Committees tab.

President Sanguinetti gave an update from the website task force: Need to have a login private section. Director Turkle gave an update on the GIS project. Debra Denker gave an update from the Safety Education Task Group.

The following Architecture Committee variance requests were presented to the Board

- 1 Caliente Pl. – to allow water cisterns to be painted and not screened. This variance request was denied due to a lack of a screening plan.
- 3 Aula Ct. - to allow for one of the two water cisterns to remain on the lot without additional screening. This variance request was denied. The Board recommends they keep the second cistern and provide a different screening plan.
- 13 Ladera Rd. – to allow for a new small accessory structure to be located 40 ft. from the dwelling home. Architectural Committee recommended approval as no removal of trees were needed and will provide total screening to neighbors. Approved with the stipulation the structure is painted to match the existing dwelling and the roof color meets the guidelines.

Time was allocated for Old Business, New Business and Open Forum.

President Sanguinetti asked for a motion to adjourn the meeting, Director Bonilla moved, Director McLaughlin seconded, all in favor. The meeting was adjourned at 8:05 PM.

The next Board Meeting will be held via Zoom for residents and in-person and Zoom for Board members on Tuesday, Sept. 20th at 5:30 PM.