

FAIRWAY OAKS HOMEOWNERS' ASSOCIATION REGULAR BOARD MEETING
MINUTES

Date: Sept 10,2024

Meeting called to order: 7:00 by Iñaki Alvarez

Pledge of Allegiance

Members Roll Call: 7 Board Members present.

- Iñaki Alvarez – President
- Bonnie Cabe – Vice President
- Richard Cinelli – Secretary
- Tony Stearn - Treasurer
- Scot Harell – Director - ARC
- Annette Pellicano – Director – Land Management
- Zoila Stearn – Director – Outreach and Helping Hands

Minutes for August (last meeting) were read by Board Secretary, Richard Cinelli.

Motion was made by the President to accept. Motion was seconded by the Vice President.

No discussion. Vote was made and the minutes were accepted.

Proof of Notice of Meeting through mass email, the website and exterior signs was confirmed by a board member.

Reports of Officers:

- **President – State of the Union**
 - Our overarching objectives remain the same:
 1. Improve and/or increase property values.
 2. improve community values – make Fairway Oaks a best place to live.
 - Updates on:
 - Golf course land – Vote to accept the land is anticipated in the next 30 to 40 days. The next meeting on Oct 8 will have a special Q&A section for members to ask questions about accepting the land – special guests will be invited.
 - Email distribution list for better communication between the board and the community – we are still missing over 100 emails – we need to keep working on this.
 - Block Captains to enhance community communication – we have 7 volunteers – need another 17.
- **Vice President**

- Presented website updates and new statutes effects on the governing documents
- **Treasurer:**
 - Presented the latest monthly financials (August 2024) - Motion was made by President to accept. Motion was seconded by Vice President. No discussion. Vote was made and report accepted.
 - Beacon Masters assessment for 2025. Motion was made to continue the research to determine the amount to be included in the budget. Motion was seconded by Vice President. No discussion. Vote was made and motion accepted.
 - Adjusting entries for 2024 budget. President asked that the motion be tabled for the present.
- **Director of Land Management:**
 - Presented three bids for new contract for community landscaping:
 - Jenkins Lawn Care and Maintenance
 - Billy Uribes Lawn Care
 - All Turf Lawn and Landscaping Maintenance
 - Director recommended Uribes Lawn Care for the new contract. Motion was made to accept the recommendation. Motion was seconded by Vice President. No discussion. Vote was made and motion approved.
- **Director of ARC:**
 - Presented one new request: 14424 Pimperton Drive. Paint house Color Scheme #24. Motion was made to approve, seconded by Vice President. No discussion. Vote was made and motion approved.
- **Reports of Committees:**
 - **Drive Around Committee – Community Beautification Group (CBG)**
 - First drive around will be completed the week of Sept 16.
 - **Outreach/Helping Hands Committee:**
 - Committee presented Flyers for Volunteers needed to help in the community were handed out asking those with experience in electrical, plumbing, carpentry, or general handyman experience for assistance in giving back to the community when needed.

Meeting was adjourned at 8:13 PM