

CASAS ADOBES TERRACE

HOMEOWNERS ASSOCIATION

Board of Directors Meeting Agenda – Thursday, January 23, 2025 at 6:30pm
Christ the King Church (Library, upstairs by Office), 2800 W Ina Road

1. Call to Order and Adoption of Agenda
2. Homeowner Forum – as reasonable time allows (typically 3 to 5 minutes per Homeowner or on each side of an issue)
3. CC&R Compliance (by lot #)
 - a. Hearing(s)
 1. Lot 109 – request reconsideration of fine
 2. Lot 140 – request reconsideration of fine
 3. Lot 146 – request reconsideration of fine (attended previous meeting)
 4. Lot 158 – would like to discuss parking
 - b. Follow-up, etc. (Items can be brought forth at meeting – reference ride reports)
 - 1.
4. Correspondence / Telephone (by Lot #, may or may not relate to section 3 above)
 - a. Lot 7 – process to request fine reconsideration
 - b. Lot 34 – update provided regarding noted issue
 - c. Lot 40 – requested ACC application
 - d. Lot 43 – ACC application submittal; response to notice
 - e. Lot 47 – responded to notice received
 - f. Lot 52 – responded to notice received
 - g. Lot 56 – ACC project complete
 - h. Lot 64 – ACC project update
 - i. Lot 90 – notice of guest parking & vendor parking
 - j. Lot 92 – responded to violation notice
 - k. Lot 97 – called about notice received
 - l. Lot 128 – ACC application submittal; response to notice
 - m. Lot 131 – ACC application submittal; response to notice
 - n. Lot 138 – inquired about raised assessment
 - o. Lot 146 – application of fine inquiry
 - p. Lot 153 – responded to violation notice
 - q. Lot 154 – new homeowner requesting acct #
 - r. Lot 157 – ACC application submittal
 - s. Lot 169 – email notice that park needs attention
 - t. Lot 177 – called about vehicle POS overnight that doesn't belong to them
5. Meeting Minutes
 - a. Review and Approve 12.5.24 Board Meeting Minutes
 - b. Adoption of 11.5.24 and 12.3.24 ACC approved minutes
6. Financials
 - a. Review November 2024 and December 2024 Financials
 - b. Delinquencies / Collections
7. Officer, Committee, and Management Reports
 - a. Officer(s) / Board member(s) report(s) / comment(s)
 - b. ACC – minutes serve as report
 - c. Landscape –
 - d. Website – casasadobesterrace.com – needs to be redesigned and managed
 - e. Associa – Community Manager's report
8. Old Business
 - a. CTA filing
 - b. HOA website
 - c. Credit Card
 - d. Insurance Claim
 - e. As brought forth

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9. New Business (items can be brought forth at meeting, pending approval)
 - a.
 - b. As brought forth
10. Next Scheduled Board Meeting(s)
 - a. Thursday, March 27, 2025 - 6:30pm, Christ the King Church library
11. Once Around the Table
12. Adjournment
13. Closed Session - if necessary