

Casas Adobes Terrace
 Board of Directors Meeting
 Date: Thursday, May 28th, 2026
 Time: 6:30PM
 Where: Christ the King Church 2800 W. Ina Road
AGENDA

BOARD MEMBERS:

Amelia Cruz	President
Fonda Thompson	Vice President
Howard Buehler	Treasurer

COMMUNITY MANAGER: Kelly N. Community Manager & Suzi C. Chief Financial & Operations Officer-HOAMS

QUORUM: (Two Directors required) quorum was met with (__) directors present

CALL TO ORDER: Meeting was called to order at _____ pm

GUEST/HOMEOWNERS:

APPROVAL/REVIEW OF THE MINUTES:

- Approval of March 26th, 2026, draft meeting minutes
 _____ motioned to approve the March 2026 minutes, _____ seconded and all approved

REPORTS:

A. President’s Report:

B. Treasurer’s Report

- Approval of the March 2026 Financials
 _____ motioned to approve the March 2026 financials, _____ seconded and all approved

Casas Adobes Terrace Homeowners Association

Balance Sheet w/ Code

Posted 03/31/2026

Assets		
<u>Cash</u>		
10000	FCB Operating - 7371	42,203.72
10004	Operating-2286 (Prior Mgmt Co)	834.82
		43,038.54
<u>Total Cash</u>		
<u>Reserve</u>		
10002	FDC Reserve - 7380	49,806.06
10003	FCB CD 1525 (4/18/26)	28,295.47
		78,101.53
<u>Total Reserve</u>		

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Manager's Report

Updated addresses/phone numbers/tenant info/mailing addresses/emails reviewed minutes from prior Board Meetings; reviewed monthly Financials, Transfers and Welcome packages to new homeowners, answering homeowner questions by phone and email, corresponding with the Board.

➤ **HOAMS open items:**

- Keeping HOAMS portal updated
- Email to homeowners regarding Bulk pick up- Done
- Towing companies for board to consider – in progress

REPORTS:

ARCHITECTURAL SUBMISSIONS/ APPROVAL OF MINUTES: (attached)

- 3 March ACC Meeting Minutes
- 7 April ACC Meeting Minutes
- AIL Lot 48 ACC Roof Project

_____ motioned to approve the March - April 2026 ACC minutes, ____ seconded and all approved

LANDSCAPING:

- None

ONGOING BUSINESS:

- Towing Companies Contract discussion

_____ motioned to approve community towing contract, ____ seconded and all approved

_____ motioned to approve the April 2026 fines, ____ seconded and all approved

NEW BUSINESS:

Hearings may be held in executive session if requested

- Lot 87 Fine Waiver Hearing
- Lot 124 Tree Debris Hearing
- Lot 139 Fine Waiver Hearing
- Lot 158 Fine Waiver Hearing
- Neighborhood Watch Social Event Proposal

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HOMEOWNER INPUT/OPEN FORUM: (Open forum is for homeowners to voice concerns or questions to the Board for action. Time limits are imposed. Homeowners are asked to sign in for documentation in the minutes and to identify themselves before speaking)

NEXT MEETING: Thursday, July 23rd, 2026, at 6:30pm.

ADJOURNMENT: Meeting adjourned at _____ pm and moved to executive session.