

**Poco Lomas Neighborhood Council Inc.**  
**Minutes of November 2, 2017**

**1. Treasurer's Report**

Myr informed the HOA that we have a balance of \$7972. She said that \$2000 of that balance is construction deposits. We have 5 outstanding yearly dues to collect for the year. Michael agreed to assist with notifying homeowners and collecting the outstanding fees.

**Landscaping/Irrigations Bids and Proposals**

Residents expressed concern over whether the sprinklers had been turned off and Matt said that he would check to make sure that's they were in fact still on.

Matt explained that he had one bid for landscaping work but that it was not valid due to the fact that the landscape contractor, who speaks mostly Spanish, had not fully understood what was being asked of him. Matt asked if anyone was willing to help him meet with contractor so that he could bid again. Johnny said that he would help Matt.

Elaine expressed an interest in getting bids for landscaping work from someone she knows. She will get a bid form from Matt so she can get a new bid. Johnny may also have someone who can bid the work. Elaine or Michael will connect with Johnny and follow-up.

Myr discussed rules regarding resident yard cleanup and weed maintenance. Informed the meeting that Las Cruces Utilities has a number that we can call to send codes out with a complaint regarding weeds and yard maintenance.

**2. Election of New Board**

Elections were held with Michael Evans agreeing to be President after a 6 month hiatus. Elaine Sasnow seconded the nomination.

Michael Evans nominated Elaine Sasnow to be the new Secretary and Lia Munoz seconded.

Myr Andrews agreed to stay on as Treasurer and Tammie seconded.

Current Board of Directors:

Michael Evans, President  
Elaine Sasnow, Secretary  
Myr Andrews, Treasurer

A discussion of Design Review entailed a quick review of Lot 33 building which Matt indicated he would continue to monitor until the house was complete. Michael Evans indicated that given the friction created by a lack of notice to the board when the design review started, the PLNC board would monitor the building directly and let the owners know to submit any proposed changes in writing for review prior to making any changes. Michael indicated he had talked to a number of neighbors who were very dissatisfied with the review process.

Michael also indicated that a review of the PLNC Covenants and Bylaws would be reviewed in 2018 and that a change in the Design Review portion would be changed with stakeholder input, given the lack of due process afforded the PLNC board and owners in Poco Lomas regarding Lot 33 development.

### **3. Other Business**

Matt indicated that Gary Rodgers still had a deposit on file of \$1000.00 from 2016 and that we should return it to him. Michael indicated that he had spoken to Gary twice in the first year after completion of his home regarding a fence dispute and Gary had not made good on the request for mitigation. Matt indicated that this was a decision that is made by the Design Review Committee. Michael informed Matt that it is not a decision by committee and that the committee had never followed up on landscaping plans and reviewed homes as to completed design review work on any new homes in Poco Lomas ever. Michael indicated that the elected board had to protect the interests of all owners by making sure inspections and design review requirements have been met. Michael indicated that the deposit would remain with PLNC since the mitigation work was not completed and the statute of limitations had expired. Elaine and Myr agreed to keep the deposit on file for use in the general fund.

Michael suggested that we move bank accounts from Century Bank, which has minimal bank access for Myr to First American Bank, which has two offices in Las Cruces and is open Saturday's. Myr agreed. Elaine agreed. New Bank account still requires the signatures of the President and Treasurer, Michael Evans and Myr Andrews

Adjourned 7:45PM