

Sol y Lomas Homeowner Association Board Meeting
January 25, 2021
Via Zoom

Members Participating: Susan Orth, President; Dave Steinkraus, Vice-President; Jackie Dulle, Secretary; Kathy Elsberry, Treasurer; Wally Ausserer, Lucia Deichmann, Jeanette Goudaillier, and Holly Porter

CALL TO ORDER

Susan called the meeting to order at 1:05 p.m.

NEW TRUSTEE

Susan welcomed Wally Ausserer to the Board as a new Trustee. Wally will also be a member of the Architectural Review Committee (ARC). Wally and his wife Laurel moved into the neighborhood in November. He said they are quite happy to be living here.

MINUTES - Jackie

The minutes of the December 28, 2020 Board meeting were approved by a majority of the members via email and were posted on the Sol y Lomas website by Dave. A second draft of the minutes from the Zoom Annual HOA Meeting held on January 23, 2021 had been emailed to the members earlier today. Approval was given for them by all present. Jackie will email the final copy to all members and Dave will post them on the website.

TREASURY REPORT – Kathy

The HOA bank accounts have a balance of \$5,001 in savings and \$5,614 in checking. To date 52 payments for 2021 dues, 27 checks and 25 PayPal transactions, have been received. The matter of late dues notices was brought up for discussion. Susan pointed out that there were 33 Lot Owners who did not pay their 2020 dues, many more than in the past. But she also said that some of those have not paid for multiple years and in about 10 cases, have never paid. It would be a job to customize the notices to all neighbors affected. Jackie offered to draft a general email to the 33 homeowners who did not pay last year to get the process started,

PROPERTY TRANSFERS – Susan

There were no property transfers within the HOA last month.

WELCOME BAGS – Jackie

There were no Welcome Bags delivered last month.

2316 Calle Halcon – Mark Galt and Emily Haliday – were sent copies of the documents via USPS because they are not moving into their house until spring – as a result they have been in contact with the ARC about some exterior work they are planning before they move.

124 Ridgecrest Drive – Hakeem and Mary Jo Edwards – contacted by telephone on 12/29/20 – remodeling of the house is being planned, which includes a balcony on a second story room - they hope to move in October, 2021. They were referred to the website for ARC information.

ARCHITECTURAL REVIEW COMMITTEE (ARC)

- 136 West Zia Road – Bob Thornburg – carport – no further info received – Dave will contact him – **PENDING** - Dave
- 140 West Zia Road – Peter and Pat Ives – shed – Dave will contact – **PENDING** – Dave
- 121 West Zia Road – Alan and Dolores Overton – shed – were sent the info – no response – **PENDING** – Holly
- 2114 Calle Tecolote – Anika Amon and Mark Hosenfeld – solar installation – received the plans – waiting for the signoff of neighbors – **PENDING** - Holly
- 2315 Calle Halcon – Blanca Surgeon – solar installation – waiting for neighbor signoffs – Holly will take over from Kathy S. – **PENDING** – Holly

- 31 General Sage – Stephen and Gail Walker – detached two-car garage and fence – received neighbor signoffs and site visit completed – **APPROVED** – Dave
- 133 West Zia Road – Cleve and Judith Gardner - addition to garage – sent information – no further word – **PENDING** – Holly
- 2316 Calle Halcon – Mark Galt and Emily Haliday – small cat enclosure (pergola) – sent information – **PENDING** – Holly

ARC ROTATION

February – Lucia

March – Dave

April – Holly

May – Wally

TRUSTEES

Susan announced she had prepared binders for all the Trustees that contain all the Covenants, HOA documents, Lot Owner contact information and other Sol y Lomas information. Members who had received their binders commented on how good it was to have this information so readily available. Thank you, Susan!

2021 ZOOM ANNUAL HOA MEETING REVIEW

The Annual Sol y Lomas HOA Meeting, usually held at the United Church of Santa Fe (corner of St. Michael’s Drive and Arroyo Chamiso) was held via Zoom this year on Saturday, January 23, 2021 because of the pandemic. It was considered most successful with 39 attending, compared to 29 in-person attendance last year. Five homeowners attended from Canada and California. It was suggested we might continue Zoom meetings post pandemic or perhaps do a hybrid, with both in-person attendance and Zoom connection for those unable to be physically present.

SOL y LOMAS WEBSITE

- Update ARC Information
Guidelines for Trustees – Dave will update
Procedures and Guidelines dated 11/2020 are posted
ARC Neighbor Notification form posted by Holly
Add Wally Ausserer to ARC list
- Update Trustee Information, including gmail access, for Wally Ausserer – Dave

NEW BUSINESS

At the Annual HOA Meeting on January 23, 2021 the recent unexpected death of Kellie Ontiveros, the wonderful postal lady for Sol y Lomas, was reported. A \$100 donation was approved by the members. Additionally, some anonymous donations were received. Diane MacInnes is exploring options to memorialize Kellie.

NEXT TRUSTEE MEETING – MONDAY, FEBRUARY 22, 2021, 1 P.M. via ZOOM

ADJOURNMENT

Susan adjourned the meeting at 2 p.m.

Submitted by Jackie Dulle, Secretary