

**SOL y LOMAS HOMEOWNER ASSOCIATION BOARD MEETING**  
**January 2, 2023**  
**Meeting via Zoom**

**Members Participating:** Lucia Deichmann, President; Dave Steinkraus, Vice-President; Jackie Dulle, Secretary; Holly Porter, Treasurer; Jens Deichmann and Marna Hitt

**CALL TO ORDER**

Lucia called the meeting to order at 1:05 p.m. and began by thanking the Board members for their efforts over the past months, getting through some challenges and improving the information accessible on the website.

**INTRODUCTION**

Lucia introduced Marna Hitt, a new Board member, whom she had met during her involvement with the proposed Old Pecos Trail development. Marna is married and has three children and was warmly welcomed.

**TREASURER’S REPORT - Holly**

The HOA bank accounts have a balance of \$5,004.53 in savings and \$3,077.46 in checking. The 2022 Year End Financial Report and the Proposed Budget for 2023 had been emailed to the Board members. Hearing no suggested changes, Lucia moved that both documents be approved for submission at the 2023 Annual HOA Meeting where they will be voted on. Dave seconded the motion, which passed unanimously.

**MINUTES – Jackie**

The minutes of the Sol y Lomas HOA Board meeting held on November 28, 2022 via ZOOM were approved by the Board members via email, sent out as final copy and posted on the website by Dave. There was no December 2022 Board meeting.

**OLD SANTA FE ASSOCIATION (OSFA)**

Adam Fullerton Johnson made a Zoom presentation about the OSFA at the September Board meeting. As a follow-up, Lucia had asked Mr. Johnson for a letter describing the OSFA and membership opportunities that could be emailed to the HOA members. This was not forthcoming. Lucia suggested we consider inviting Mr. Johnson to make a presentation at the Annual Meeting. This was agreed to, but suggested his presentation come near the end of the meeting, after the HOA business had been conducted and those who wished to leave the meeting could do so.

**PROPERTY TRANSFERS – Jackie**

- 26 General Sage – **CLOSED**

**WELCOME BAGS - Jackie**

- 117 West Zia Road – Sandra Ward and Roth Ritter – delivered 12/9/22
- 2324 Calle Halcon – Margaret (Megan) Mulry and Charles Whittock – this was a move within the HOA, so no welcome bag; however it was confirmed that they have their new Covenants for Unit 5

**PENDING**

- 26 General Sage – Lisa and Rick Mosman – moving in first week of January from out of town
- 2115 Calle Tecolote – Madelyn and Marcel Montoya – have sent email; no response to date
- 124 Ridgecrest Drive – Hakeem and Mary Jo Edwards; move-in-date unknown
- 148 West Zia Road - Keith and Paulette Kennedy – contacted on 12/29/22 – still stuck in Canada – hope to be in Santa Fe in 2024

**ARCHITECTURAL REVIEW COMMITTEE (ARC)**

- Letter from Homeowner regarding boat and RVs parked without approval on Calle Halcon and Ridgecrest Drive – boat disappeared; RVs have been in place for years – Dave sent an email to the concerned homeowner and has had no response
- 2129 Calle Tecolote – Gyurme Rabgye – it was noticed that some activity had begun on the property, presumably to start construction of the prayer structure, which was approved by the ARC in the summer of 2021. Wally had made the initial contact with Gyurme, followed up by Jens, and Lucia, who was involved in the original request. The location of the structure is in a different place than originally approved. Construction has been halted. – **PENDING**

**ARC ROTATION**

January – Jens

February – Jeff

March – Wally

## **2023 ANNUAL HOA MEETING**

Lucia had prepared a new draft agenda for the Annual HOA Meeting which she reviewed with the Board. January 21, 2023, 10 a.m. had been earlier selected as the date for the Annual Meeting and it will be held via ZOOM.

### **Neighborhood News**

Jackie will report on the house sales for the year (6) within the HOA and the Welcome Bags delivered. Lucia will give an update on the trees planted as a memorial to Kellie Ontiveros, the beloved postlady who died unexpectedly. Since the City Council is expected to finally vote on the request to rezone the parcel of land on Old Pecos Trail for development on January 11<sup>th</sup>, Lucia will report the outcome of that vote.

### **Architectural Review Committee (ARC)**

Dave will report on the ARC projects for the year. Jens will refer the HOA members to the revised ARC Guidelines which are posted on the website and being used.

### **UPDATE ON WEB HOSTING – Dave**

Dave referred to his progress report on web hosting sent via email to the Board on December 30<sup>th</sup>. Holly had responded with some questions. Dave said he is still in favor of switching to BlueHost although he is considering other hosts. Holly suggested the website could be spruced up and liked Jeff's offer to become involved in that. Dave agreed, but asked that the web hosting issue be resolved first.

### **NEW BUSINESS**

Jens introduced the idea of forming an Old Pecos Trail Adopt a Highway program, stating OPT is very trashy in our area and that there is no current program in place for it. He suggested discussing the matter with Quail Run, The Plazas and Old Pecos Trail Inn. Jens is waiting for information on the program from the NM Department of Transportation. The Board was favorable to this suggestion and supported moving forward. Marna expressed enthusiasm and a willingness to be involved.

### **NEXT MEETINGS**

**The HOA Annual Meeting will be Saturday, January 21, 2023 at 10 a.m. via Zoom. Lucia has requested the Board members remain on Zoom following the meeting for a short review of the meeting.**

**The next scheduled Board meeting will be held on Monday, March 27, 2023 at 1:00 pm via Zoom.**

Following that, suggested Board meeting dates are:

Monday, May 22, 2023 at 1 p.m. via Zoom

September 25, 2023 meeting then party cookout potluck at Lucia and Jens' home

November 20, 2023 at 1 p.m. via Zoom

It is understood that a special meeting of the Board can be called if an issue arises requiring immediate attention by the Board.

### **ADJOURNMENT**

Lucia adjourned the meeting at 2:03 p.m.

Respectfully Submitted by Jackie Dulle, Secretary