

Sol y Lomas Homeowner Association Board Meeting
November 18, 2024
Via ZOOM

Board Members Participating: Lucia Deichmann, President; Jackie Dulle, Secretary; Holly Porter, Treasurer; Wally Ausserer, ARC; Jens Deichmann and Rachael Baca

CALL TO ORDER

Lucia called the meeting to order at 1:01 p.m.

MINUTES – Jackie

The minutes of the last Sol y Lomas Homeowner Association Board meeting held on July 29, 2024 via Zoom were approved via email by the Board members and are posted to the Sol y Lomas HOA website.

TREASURY REPORT - Holly

Holly reported the bank account balances are: Savings \$5,012.11 and Checking \$10,740.85. She reported that \$5,370 has been received in dues and back dues for 2024 and that only 23 lot owners have not paid their dues which is the usual average not paying. (Back dues are collected when an HOA property is sold.) There have been two recent checks written: \$79.97 for dog bags and \$400 for the Food Depot donation.

PROPERTY TRANSFERS - Jackie

- 2100 Calle Tecolote – **SOLD (transfer fee not received – Lucia will follow up)**
- 2305 Calle Halcon – **SOLD**
- 111 Calle Palomita – **SOLD**
- 2317 Calle Halcon – **LISTED \$1,749,000**
- 2110 Calle Azulejo – **LISTED \$775,000**

WELCOME BAGS

- 19 General Sage – Leif and Jessica West – delivered on August 30, 2024
- 2305 Calle Halcon – Tracie Ann and Michael McCrary – delivered on September 21, 2024

Delivery Pending

- 2329 Calle Halcon - Hassan Salam - has not moved in
- 111 Calle Palomita – Liesette Paisner and Alex Bailey – plan to move in November, 2024
- 2100 Calle Tecolote – Kelley C. Koehler – located contact information and sent an email last week

Delivery On Hold

- 124 Ridgecrest Drive – Hakeem and Mary Jo Edwards – house to be rebuilt
- 124 West Zia Road – Keith and Paulette Kennedy – move in date unknown

ARCHITECTURAL REVIEW COMMITTEE – Wally

Wally reported there have been no new Architectural Review Committee requests since August. The following have been in process.

- 124 Ridgecrest Drive – Hakeem and Mary Jo Edwards – no evidence of construction on the property
- 2123 Calle Tecolote – Michael Wright – non-approved metal fence and gate installed and still present; Wally will contact the owner again – **PENDING**
- 112 Calle Paisano – John Vavruska – storage shed proposed within fenced backyard – **APPROVED**

ARC ROTATION

November – Wally

December – Wally

January - Wally

NEW BUSINESS

Planning for 2024 HOA Annual Meeting

- Potential Dates selected: January 18, 2025 or January 25, 2025 – Holly initiated discussion on the possibility of returning to an in-person Annual Meeting, which received favorable support from Wally and Jackie. Jackie did state the possibility of having better attendance on Zoom. However, it was thought personal contact with our HOA members was important to establish relationships with them and It was decided to contact the United Church of Santa Fe, where the HOA held its Annual Meetings for a number of years, to see if their facility is available to the HOA. Jackie will pursue the matter.
- Review of the Agenda was held. – the biggest issue was the Election of Trustees. Both Lucia Deichmann, President, and Jens Deichmann, Trustee, are resigning from the Board as of the end of 2024. That will leave open slots for the President, Vice-President (been vacant) and two Trustees. Lucia presented a draft letter suggesting it be sent to all HOA members that reports the need for new Trustees. She will email the letter within a couple of days. Jackie suggested the current Trustees reach out to their HOA friends and neighbors and encourage those interested to step forward and volunteer.
- The Financial Report for 2024 and a Proposed Budget for 2025 will be reviewed via email when available. It was decided to keep the annual dues at \$35.
- Lucia suggested that Bruce Throne be asked to give an update on the 2200 Old Pecos Trail development at the Meeting.
- A target date for emailing the Annual Meeting Cover Letter with attachments is the first week of January, 2025.

APPRECIATION

Gratitude was expressed to Lucia and Jens for their three years of service on the Board of Trustees, Lucia as President and Jens as an ARC member. Both gave many hours of dedicated service to the HOA and Lucia was a major player in the effort to modify the Old Pecos Trail Development. Both will be greatly missed.

SAFE OUTDOOR SPACE (SOS) PILOT PROJECT

Lucia reported having attended an SOS meeting. She said the project is going well. All spaces are filled. They have put in a bathroom and a laundry area. Neighbors are providing food for the weekends. Wally suggested he would like to hear more about the Project and asked if someone from SOS could speak at our Annual Meeting. Lucia will check on that possibility.

OLD BUSINESS

WEBSITE UPDATES

Lucia reported that Holly continues to update the Sol y Lomas website. Any new information that needs to be added to the website should be sent to Holly.

GARAGE SETBACKS

Lucia reported this project is on hold. Notes taken from an earlier meeting are saved on SyL Google Docs for future development under the name “Garage Setback Notes”.

NEXT MEETING

The next Trustee meeting will be the Annual Meeting in January – date yet to be determined.

ADJOURNMENT

Meeting adjourned at 1:43 p.m.

Submitted by Jackie Dulle, Secretary

ADDENDUM

Subsequent to the meeting Jackie contacted the United Church of Santa Fe, 1804 Arroyo Chamiso Road, and received confirmation that the Sol y Lomas HOA can hold its Annual Meeting there on Saturday, January 18, 2025 at 10 a.m.