

**INDIAN PALMS COUNTRY CLUB HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS REGULAR MEETING MINUTES**

January 18, 2016

An regular meeting of the Board of Directors of the Indian Palms Country Club Homeowners Association was held on Monday, January 18, 2016 at 5:00pm at the Palm Terrace Room in Indian Palms Country Club, Indio, CA 92201. A quorum of Board members was present and business was conducted as is outlined herein.

DIRECTORS PRESENT: Jim Dorr, President
Tony Weise, Vice President
Marv Elliott, Treasurer
Elke Botta, Secretary
Greg Ott, Director

DIRECTORS ABSENT: None

ALSO PRESENT: Shelly Ruegsegger, CMCA and Jasmine Meza, Personalized Property Management

CALL TO ORDER: President Jim Dorr called the meeting to order at 5:20pm.

APPROVAL OF MINUTES

The Board reviewed the minutes of the November 16, 2015 meeting as presented by Management. *Motion to approve the November 16, 2015 minutes as presented made by Mr. Elliott, seconded by Mr. Ott, motion carried.*

FINANCIAL REPORT

Mr. Elliott gave the financial report on both the Lifestyle Center and IPCCCA. *Motion to approve for filing the IPCCCA and Lifestyle Center financials for November and December 2015 made by Mr. Elliott, seconded by Mr. Ott, motion carried.*

Motion to approve transferring \$500,000 from the Wells Fargo operating account into the Wells Fargo reserve account made by Mr. Elliott, seconded by Mrs. Botta, motion carried.

BOARD MEMBER REPORTS

Presidents Report - Mr. Dorr explained there was an executive meeting held prior to this meeting to discuss litigation matters, employee personnel issues, new state pool regulations and the festivals. Mr. Dorr reported that there are three new candidates running for the Board. There will be a candidate forum on January 21, 2016 at the Palm Terrace Room. Mr. Dorr gave a brief synopsis of the correspondence he received regarding the Board's decision pertaining to the pickle ball courts.

HOMEOWNER FORUM

Homeowner questions were as follows:

- 1) It was asked if a vote for the annual meeting could be submitted electronically.
- 2) Homeowners would like to know what the game plan is for the common area.
- 3) An update on the festivals was requested. A homeowner recommended the association hire a shuttle service and possibly open the 49th gate.
- 4) Does the HOA replace plants once they die?
- 5) Is IPCCCA able to buy and take ownership of the golf course?
- 6) A homeowner stated that he applied seed in the common area and the seed germinated with the current water restrictions.

- 7) Are violations being inspected such as parking, window coverings and proper landscape maintenance?
- 8) It was asked if the pickle ball courts could be installed according the regulations. What was the outcome from the last pickle ball installation?
- 9) Could a sign be posted at the Lifestyle Center stating that the courts are strictly for members and their guests?

COMMITTEE REPORTS

- A) Rules Committee –
 - a. Pat Barnes reported that parking and trash containers are a major issue. Mr. Barnes would like the Board to consider amending the CC&R's to include tougher enforcement for violations. Motion to approve appointing Sandy Stewart to the committee made by Mr. Ott, seconded by Mrs. Botta, motion carried.
 - b. Mr. Ott has proposed a rule change pertaining to permanent real estate signs on a property after the property has been leased/sold. Tabled.
- B) Architectural/ Landscape Committee - Mrs. Botta reported that applications approved were: 2 landscape conversions, 1 turf, 6 exterior painting, 2 pool installations, 6 painting of trim and 3 solar systems. 5 were denied. Completion notices are not being returned in a timely member. She would like to amend the CC&R's to shorten the time frame. The A&L will get together a list and come back to the Board with their recommendations.
- C) Welcome Committee – Linda Vanderhoff gave her report. 71 new homeowners closed since January 2015. Ms. Vanderhoff would like to greet homeowners at the annual meeting as done the previous year. She will get together with Ms. Ruegsegger to work out the details.
- D) Lifestyle Center –
 - a) Lighting Proposal – A sample fixture was installed by the spa (corner pool gate). Only 4 more fixtures are needed on the pillars along the pool exterior. Motion to approve the proposal from Three Phase Electric in the amount of \$1,823 made by Mr. Elliott, seconded by Mr. Weise, motion carried.
 - b) Bocce Ball – Motion to approve an additional increase in the amount of \$2,160 made by Mr. Elliott, seconded by Mr. Ott, motion carried.
 - c) Pickle Ball – Motion to approve the resurfacing of court #2 in the amount of \$1,950 made by Mr. Elliott, seconded by Mr. Ott, motion carried.
 - d) Court 2 Step – Motion to approve the proposal to install two concrete steps and a handrail, landing and grading in the amount of \$4,950 made by Mr. Ott, seconded by Mr. Elliott, motion carried.
 - e) Cameras – Motion to approve the installation of one camera in the back of the Lifestyle Center in the amount of \$1,950 made by Mr. Elliott, seconded by Mr. Ott, motion carried.

OLD BUSINESS

Survey Lot R – Motion to approve the survey in the amount of \$1,800 made by Mr. Elliott, seconded by Mr. Weise, motion carried.

NEW BUSINESS

NOD's (4) – Motion to approve lien against APN #614-420-014, 614-480-005, 614-470-041 and 614-540-037 made by Mr. Weise, seconded by Mrs. Botta, motion carried.

Street Condition Survey/NAI – Motion to approve made by Mr. Elliott, seconded by Mr. Ott, motion carried.

2016 –17 HOA Insurance Renewal – Motion to approve the HOA insurance renewal along with the employee liability made by Mr. Elliott, seconded by Mr. Ott, motion carried.

2015 Financial Review – Motion to approve the 2015 tax return and financial review for IPCCCA and the Lifestyle Center made by Mr. Ott, seconded by Mrs. Botta, motion carried.

HOA Golf Cart – Mr. Elliott recommended that the HOA purchase a golf cart for the use of Management, Lifestyle Center and Board members. There is a concern with where the golf cart will be stored. Tabled.

OWNER AND CORRESPONDENCE

Steve Garber – The Board reviewed the request from Mr. Garber to install a new fountain at their cost at the north end of the Fields 1 Lake. Motion to deny the request made by Mr. Ott, seconded by Mrs. Botta, motion carried.

Bob Klink – The Board reviewed the request from Mr. Klink to remove the boulder on the 50th exterior wall because he has had his patio furniture stolen twice. Management to handle.

Emory Dubenion – The Board reviewed correspondence from Mr. Dubenion regarding bocce ball courts and how much they would be used.

Jim Elschuk - Mr. Elschuk had a concern about the Board turning the common areas into desertscape and the Board's decision not to scalp and put down the winter rye seed. There is no plan to turn any common areas into desert landscape at this time. Owners would be informed of any major renovations the Board did ahead of time.

MANAGEMENT REPORTS

The Board reviewed the Call Logs & Work Order Log. No action

NEXT MEETING

Regular Meeting, March 21, 2016 at 5:00 PM at the Palm Terrace Room

ADJOURNMENT

With no further business to be brought before the Board at this time, the meeting was adjourned at 7:25pm on a motion duly made and seconded.

**Respectfully submitted,
Jasmine Meza
Assistant Community Manager**

APPROVED:

Elke Botta, Secretary

Date