

**CENTENNIAL VALLEY NEIGHBORHOOD ASSOCIATION
MINUTES for Board Meeting**

DATE:	September 19, 2016	TIME:	6:00 p.m.	PLACE:	CVCC
PRESIDENT:	Linda Beene Ballard	SECRETARY:	Mindy Pipkin	TREASURER:	Ted Smith

MEMBERS:					
"X" In attendance; "A" Absent; "S" Substitute sent; "R" Representative attended; "G" Guest					
X	Linda Beene Ballard	X	Shane Henry	X	Ed Ellis
X	Mindy Pipkin	X	Phyllis Simon	G	Cabe Soffos, Conway Sprinkler and Landscaping
A	Jim Binum	X	Ted Smith		
X	Peggy Woosley	A	LaTresha Woodruff		
A	Kris Adams	X	Wayne Mannis		

Summary of Topics, Decisions/Conclusions and Next Step/Action:				
TOPIC	MAIN POINTS	DECISIONS/CONCLUSION	NEXT STEPS/ACTION	PERSON RESPONSIBLE for FOLLOW UP
Call to Order	Meeting was called to order by Linda.			
Broken Water Sprinklers	<p>Soffos addressed two issues: (a) the current, broken water sprinklers and (b) the recommended, long-term solution. The water sprinkler system is currently connected to the golf course in three areas. As a result, the water quality (pond water) is poor and Conway Sprinkler cannot control the water pressure, both of which have created problems including the current leak near Hogan and discoloration of entrance signs.</p> <p>Soffos recommended that Conway Corp install water meters. Then, the landscape company can disconnect the water from the golf course, route new lines, and reconnect the water to the meter.</p> <p>Soffos presented a long-term solution at an estimated expense of around \$4600 for the</p>	Wayne moved to table the issue until the board receives additional bids and reviews the estimate from Conway Sprinkler, Peggy seconded, and passed.	Forward Conway Sprinkler's estimate to all board members and obtain additional bids with an itemization of expenses	Linda, Shane

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	Hogan entrance and \$2100 each for the Fairways and Tyler. The \$4600 proposal is subject to change depending on the amount of new lines required, and it does not include the expense for a new meter. The other option is another short-term fix to the current leak at Hogan at an expense of \$2000.			
Approval of minutes	For Annual and Monthly Meetings of August 8, 2016.	Peggy moved for approval of August 8 th minutes, Phyllis seconded, and passed.	Mindy forwards approved minutes to Shane who will post to web site.	Mindy, Shane
Financial reports	Ted reviewed financial reports prepared by Cory. Phyllis reported the small number of homeowners that have not paid yearly dues and confirmed that dues and \$300 building fee for 5105 LC are outstanding.			
Warwick Hills Entrance	Linda reported that Leach emailed Bennett Stone's proposal for the entry sign that shows its dimensions.			
Painting of Mailboxes	Ed recommended receiving bids on mailboxes at issue (approximately 79 or 80) after also addressing another issue—releases.	Table discussion until next meeting while simultaneously working out a bidding plan	Peggy, Ed, and Phyllis will work out bidding plan	Peggy, Ed, and Phyllis
Covenant Violations	Linda created a form to keep track of covenant violations & outcomes. The current issues: (a) Kona Ice Cream truck at 5525 Whistling Straights, (b) vacant lot at 5535 Whistling Straights, (c) work/box truck, and (d) trashcans at 5500 Lost Canyon.	Peggy moved for Linda to address violations with homeowners, Wayne seconded, passed.	Linda will address violations with homeowners	Linda

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Discussion of sliver lot landscaping	Shane reported that The Plant Outlet recommended flower beds (with large trees) in strategic locations at approximately \$4,000 per bed. Additional costs for area water installation.	Agreed Committee would seek additional bids	Committee will seek two additional bids	Shane
E-Votes	Discussed activating Executive Committee or using E-votes	General agreement that Linda should decide which action to take depending on the situation	Linda will select best action	Linda
Christmas Lights	Presented Lynne Crafton proposal of \$4,400 for Christmas Lighting and Decorations for all entrances including the new entrance	Peggy moved to hire Crafton, Phyllis seconded, and passed	Notify Crafton Designs	Linda
Halloween Bash	Contributed 50% of party expenses last year to the Halloween Bash at the Centennial Valley Country Club. Discussed contribution for this year.	Phyllis moved to contribute \$500, Wayne seconded, and passed	Linda will notify the Club	Linda
Title Company Meetings	Agreed that important to continue building relationships with title companies so that homeowners are aware of the covenants. Phyllis has been notified of several closings.	Agreed that Phyllis can spend up to \$100 participating in lunches/events with title companies	Phyllis will continue developing the relationships	Phyllis
Additional Security Signs	Shane advised that additional security sign poles would cost about \$800.	Decided against additional signs at this point		
New Business	Two issues that need addressed in the future: RFP review/approval of 2017 sprinkler contract and rental property in CV.	These items will be addressed.	Linda will ask board members to assist.	Linda
Adjournment	No further business	Mindy moved, Peggy seconded, and passed to adjourn.	Next meeting dates are Oct 17 & Nov 21 @ 6 pm	
ADJOURN MEETING:	Meeting adjourned at 8:13 p.m.			
	By: <u>Mindy Pipkin</u>		Date: <u>September 19, 2016</u>	

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