

Country Club Estates Homeowners Association Board Meeting  
February, 5, 2004

Meeting called to order at 6: 15 p.m. Board members present were Sharon Galbraith, Carol Krum, Marie Miller, Janet Secor, Dale Vance and Barbara Reedy. 22 homeowners were in attendance.

Minutes of the Annual Meeting of January 24, 2004:

Motion made to accept the minutes with correction was made by Janet Secor.  
Seconded by Dale Vance.  
Vote: All in favor.

Treasurer's Report:

Bob Raynol" was unable to attend this meeting. Report tabled until next meeting.  
Sharon Galbraith, president, also announced that Bob is finding this position to be a conflict with his work, so is stepping down. A formal resignation will be forthcoming. In the mean time Sharon will be working on getting a replacement for this position.

President's Time: Sharon said she would have a hard job following the excellent job done by Mike Walsh.

Committee Appointments: see handout "CCEHA 2004, Committees and Functions"

Sharon said she had excellent responses when calling for volunteers for committees. The committees are as listed, but as we grow there may be changes and additions to accommodate these needs.

Having a list of who's on what will be helpful for reference purposes.

Long range club house committee: Jack Galbraith will call the first meeting and then they will go from there.

Long range community planning committee: anyone interested in being on this committee is asked to please contact Carol Hoefler

Newsletter: Shirley said it was already to go and that Robert Loflin will be delivering them for her this weekend.

Bulletin Boards: Sharon said she would like to see 3 boards, one each for the board, activities, and general notices. Also she would like to see all notices dated so that they can be removed after due time. Janet Secor has been asked to monitor these boards.

Clubhouse usage: Sharon said this is to be developed, but one idea is to have a sign-in sheet to tract usage.

Items for the website: Jack Galbraith is our web master, and Sharon suggested items be given to him as soon as possible for posting.

Developer's Report: Barbara Reedy said work on the new plat is going forward and as soon as it is ready they will meet with the committee. She reported that their open house was a huge success saying how Moy & Maria Carrasco had over 100 people coming thru their home, and that even Senator Smith stopped by. Barbara also mentioned the flack about the "transfer tax" that is going around. This tax affects resale of homes, making 1 % of the resale value as a tax. She brought some flyers with info on this and said the real estate organization is fighting it, and she also had a petition opposing the tax and would appreciate it if people would sign it. She said this tax was being implemented to offset Governor Richardson taking off the gross receipts tax on groceries.

Old Business:

Assessments: No report due to treasurer's absence. Jack Galbraith will be accepting checks until a new treasurer is chosen.

Refuse on lots: Sharon brought to Barbara Reedy's attention that there had been some complaints about old building materials left lying around that we would appreciate being cleaned up. Barbara said she would look into this. Barbara also told us that Tom Stock had bought

the property to the east of Ed Mill's site and going around behind it to meet up with our line, and that he proposed to build single family homes, 1200 to 1500 square feet in size, in the Adobe style. At this news quite a few home owners voiced concern of people and children coming thru our community and that a wall should be built to separate us. Barbara also mentioned that the "porta-potty" place to the south of us is up for foreclosure sale, so it remains to be seen what will develop there.

**New Business:**

Audit: Sharon feels we need to have a full audit done this year, but will defer until the new treasurer is in office.

**Committee Reports:**

Activities: Cheryl said they have 8 members, plus an on call list. That they had a great Super Bowl party and coffee hour on Saturday a.m. will continue. Cards & games will be on Feb. 7; Ladies lunch on Feb. II; Creations & Conversations on Feb. 18; and the Reader'~ group on Feb. 25th. Special event for this month will be a Valentine Coffee at regular Sat. a.m. time with Valentine treats. The charities: will continue with Healing House, check on Community Action and will contact Hospice. Cheryl also stated that there is a need for volunteers at our local Museum. Also the Driver's Ed Course needs more people to sign up for the program to be given.

Facilities: Keith said they are taking care of cracks in the parapets; house number has been put up and a flag pole has been donated by Dick & Debbie Hayhurst... .. just need to decide where to put it.

Architectural: Nothing to report.

Long Range Club House: Nothing to report.

L. R. Community Development: Nothing to report.

New Owner Packets: Barbara Reedy said they still have enough on hand.

Age Database: Carol Krum reported we were at 95% compliance.

**Questions from the floor:**

1) Buckling sidewalks: Cheryl asked when these would be fixed, and Sharon said when the re-plat is done this and some other things will be taken care of.

Next Board Meeting: Thursday, March 4, 2004 at 6:15 p.m.

Meeting adjourned at 6:45 p.m.

Respectfully submitted,

Marie Miller  
Secretary