

FAIRWAY VILLAGE NEIGHBORHOOD COUNCIL, INC.

2010 ANNUAL MEETING

Picacho Hills Country Club

January 31, 2010

(3:00 – 5:00 p.m.)

MINUTES

Board Members Present: Kathy Rodger, Wil Lamarre, Tom Etterling, Tarla Leighton
Members Present: **44 Members:** 31 Homeowners in person; 13 Homeowners by proxy (34 Members required for a Quorum)

Meeting Called to Order

The meeting was called to order at 3:05 p.m. by President Kathy Rodger.

It was established that there was a quorum of members present and that **28 votes** were needed to approve motions at the meeting.

Votes to Accept the Fairway Village Amended/Restated CC&Rs and Bylaws

Kathy Rodger quickly reviewed the 3 year process that was taken to prepare the CC&Rs and Bylaws for today's final vote. It was clearly stated that the votes taken today (two) would be to accept or reject the two documents as mailed to everyone prior to the meeting.

Motion One: **To accept the Amended and Restated Declaration of Protective Covenants, Conditions and Restrictions of the Fairway Village Subdivision as presented in writing and distributed to every FVNCI Home/Lot owner.**

The motion passed with 39 ayes and 3 nays.

Motion Two: **To accept the Amended and Restated Bylaws of the Fairway Village Neighborhood Council, Inc. as presented in writing and distributed to every FVNCI Home/Lot owner.**

The motion passed unanimously with 44 ayes.

The Year 2009 in Review

Board Member Tommy Etterling provided a powerpoint presentation for members present showing some of the events that occurred during 2009: an ice cream social in the park; a BBQ over Memorial Day weekend in the Lamarre/Levasseur garage (because of rain), and the Luminaries event in December. Tribute was paid to Pat Rettig, Village resident who served as Board secretary; and slides were shown of the work done along Fairway Village Drive to control erosion. Thanks were also extended to the many residents who helped make Fairway Village more attractive.

Votes to Approve the 2010 Operating Budget and Special Projects

Board Treasurer Tarla Leighton reviewed the final operating budget for 2009 (attached) and discussed the proposed operating budget for 2010 (attached).

Motion Three: **Do I hear a motion to accept the 2010 FVNCI Operating Budget as proposed?** The motion was made and seconded. The 2010 Operating Budget passed with 42 ayes. **The FVNCI 2010 Operating Budget has been approved.**
The 2010 Assessment Dues for Fairway Village Homeowners is set at \$321.00

Tarla Leighton then updated Homeowners on the status of the four FVNCI Reserve Accounts(attached): for Road Repair/Replacement, Flood Emergencies, Lift Station, Gates and Gate Motors. Currently the Association has a total of \$24,716 in its accounts. It was requested that Homeowners continue to pay \$150 per home to continue to contribute to these reserves.

Motion Four: **Do I hear a motion to accept the 2010 Reserve Allocation of \$150 per Home/Lot Owner?** The motion was made and seconded. The 2010 Reserve Allocation passed unanimously with 44 votes. **The FVNCI 2010 Reserve Allocation of \$150 per Home/Lot Owner has been approved.**

Election of 2010 FVNCI Board of Directors

With passage of the Amended/Restated CC&Rs and Bylaws, the FVNCI Board of Directors has been expanded to 7 members.

Remaining in Office:

 Kathy Rodger, President (one more year)

 Wil Lamarre, Director at Large (one more year)

Slate of Candidates:

Up for re-election:

 Tarla Leighton, Treasurer (beginning a second two-year term)

 Tommy Etterline, Director at Large (beginning a second two-year term)

 Jane Jurrema, Secretary (one year to complete Pat Rettig's two-year term)

 Steve Ahrenholtz, Director at Large (beginning a two-year term)

 Kerri Marquardt, Director at Large (one year)

Motion Five: **Motion made to accept the slate of candidates for the FVNCI 2010 Board of Directors as presented.** Motion was made and seconded.

The election of candidates was approved unanimously with 44 votes.

Discussion and Planning for 2010

- Discussion regarding the Flood Control Study contained in the 2010 budget. The importance of determining the most appropriate manner of controlling flooding on the west side of Phase 3. It is anticipated that this study will take two years to complete (@ \$3500 per year), and then in 2012, residents will discuss and plan for the Study's findings.

- Homeowners will continue to determine appropriate plantings behind their homes which can control erosion.
- Bob Zolto (# 1518) has begun the process of setting up a website for Fairway Village (fvnci.com). On this website, the homeowner association documents will be posted, as will minutes of meetings and other Village information.
- Maintenance procedures and directions for Fairway Village's common facilities (gates and pumps) will be developed for use by residents volunteering to monitor these sites.
- Concern regarding cars entering and exiting our gates – some ignoring the need to bear to the right when exiting, some exiting through the entry gate when it is open.
- Steve Ahrenholtz (# 1548) has suggested that the speed level within Fairway Village gates be set at 15 mph. These road concerns will be discussed by Board Members at their next meeting.

Adjournment

The FVNCI 2010 Annual Meeting was adjourned at 4:12 p.m.

Respectfully Submitted,

Kathy Rodger, President
(Acting Secretary)