

## Minutes for the MVFCA meeting 11 August 2008

### **Present were**

Bill Norris, Greg Dyer, Andy Abendschein, Bob Reed, Joan Blossom, Anne Shelton, Candice McCarthy, Mike Stember

### **Absent was**

Mike Stember

### **1. Property Manager's Report**

1. Bob has left a message for Steve Johnson of Johnson Paving about correcting some of the issues that remain with the resurfacing that his company did for us last year. He has previously indicated that repairs would be done in August. As of this writing, Mr. Johnson has not yet returned Bob's call.
2. The rear portion of the lot at 1774 MVR has been mowed, however CoCal will be instructed to finish the job by cutting the larger weeds at the back-most part of the lot. The owners have been contacted regarding removal of fence materials, and a non-compliance lien has been filed on the house.
3. The common area behind the lot at 2154 MVR continues to be irrigated by the owner, and is improving slowly. The area should revegetate as the weather cools during the fall.

### **2. Treasurer's Report**

There was no treasurer's report this month.

### **3. Architectural / Landscape Committee**

1. Mark and Pat McDowell (2390 Homestead PI) have submitted plans for a storage building. This request has been approved.
2. The Blossom's (1990 MVR) have requested approval to update the color of their front door. This request has been approved.
3. Some residents have made landscaping changes without submitting plans to the board. Residents need to be reminded that significant landscaping changes need to be submitted to the board for review.
4. Residents are also reminded to submit to the board any significant changes to paint colors on their houses.
5. Additionally, residents are required to notify the board when landscaping changes or house modification projects are complete.

### **4. Public Relations / Welcoming Committee**

Nothing to report

### **5. Irrigation**

A number of irrigation concerns were discussed.

1. Current pumphouse logs are available on the MVFHOA website. The timestamps need to be updated to reflect Mountain time rather than

- Pacific time. Anne has been working on some graphing utilities for Excel to help visualize the data.
2. A new flow meter has been ordered, but not installed. We are still having some irregular flow rate readings.
  3. CoCal reports that they have corrected some previously reported problems.
  4. Another 50 lbs of Copper Sulphate has been purchased for algae control.
  5. Water use during July was about 37% higher than in the same month last year. The pumps are stretched to the point where a single pump failure would require immediate watering restrictions. Undoubtedly, this is partially due to current drought conditions.
  6. The packing gland on pump #2 has been replaced.

## **6. Old/Unfinished Business**

1. Prairie Dogs – how will we deal with them if and when they move into the community? The Elms?
2. Does anyone know of an alternative to copper sulphate for algae control? i.e. enzyme-based algae control?
3. There was some more discussion about how benches that could be installed in the greenbelt, including the cost of installation. At this point a couple of different designs have been identified that the board feels would be complimentary to the nature of the neighborhood. It was decided that this would be a good topic of discussion during the annual Fall Festival. Comments from the community at large will be solicited regarding bench alternatives and installation options. The topic of benches will be addressed during the annual meeting next May.

## **7. New Business**

1. There is a dead tree in the greenbelt behind 1990 Meadow Vale Rd. This tree will be removed. This discussion led to the topic of highway noise mitigation. It was observed that evergreens can be helpful for the reduction of noise from the highway. We may want to plant more evergreens?
2. Don't forget that the Fall Festival is coming up on 6 Sept.

These minutes were recorded by Andy Abendschein, Secretary.