



Shadow Run
at Canyon Lakes HOA
Board of Directors Meeting Minutes
October 17th, 2022 / via Zoom

Board Members present: Josh Mears, Ben Swita, Howard Chung, Brenda Schuhmacher, Jeshua Sargetis, Marie Swita

Absent: Spencer Ward

Guests: Brenda Flesher, Rich Cox, Mike Hillman

Call to order: The meeting was called to order by President Josh Mears at 6:35 pm.

Secretary's report:

- Ben motioned to accept September minutes with correction. Motion passed.

Treasurers /Financial Reports:

- *Checking/Savings, Profit and Loss Budget vs Actual, Profit and Loss Operating, Check detail, Delinquent Homeowners Summary.*
- Marie updated the board on delinquencies and any liens. There are 23 delinquent homeowners owing a balance of \$10,036.94 compared to \$11,848.17 in September.
- The CPA's office has been busy with delayed IRS filers and has not been able to complete our audit. Marie will check again and report next month.

Landscaping and Community Enhancement Committee:

- Sprinklers were blown out the 13th.
- Bushes and trees need to be trimmed on both islands entering the subdivision and by the 32nd Ave. park. Marie will confirm with landscaping company that they have that on their schedule.

Old Business:

- 2535 W. 34th Pl was sent a notice of warning 3-19-22 to paint the portion of their garage where the paint is peeling off by September 30th, 2022. The homeowner has failed to comply. After discussion Josh motioned to fine the homeowner \$50.00 and a continuing fine of \$50.00 per month until remedied. This fine would continue through November, and then be suspended December until March 2023 when there is better weather for painting. Howard seconded. The motion carried.

New Business:

- Time to look at fencing around the subdivision and send out letters of reminder that resident needs to paint or stain their fences next year. Board members are asked to either email addresses of fencing they see that need upkeep or come to the next meeting in November with those addresses. Marie will send out a letter and give them plenty of time to plan and budget.

Adjourn: The meeting adjourned at 7:30 pm.

Next meeting: Monday, November 14, 2022

Respectfully submitted:

Brenda Schuhmacher, Secretary