

Esprit Homeowners Association  
Board meeting at 1111 Tahquitz Canyon Way #120  
September 24, 2019 at 9:30

**CALL TO ORDER:** Meeting was called to order at 9:31 by President, Julie Ridding. Other Directors present, Vice-President Louise Bleier, Secretary, Remedios Hines, Eric Taylor and Treasurer Teresa Lepard. Others present manager Cindy Anderson and five owners.

**APPROVAL OF MINUTES:** A motion was duly made, seconded and approved the minutes of June 2019 and the exec minutes.

**PRESIDENT'S REPORT:** Turf conversion was completed outside of gates. West Nile virus has been detected in the mosquito's in the area and it is being treated by the county. We are working on the lights by the front area that are out. Hort Tech has been correcting the irrigation along the parking area. Don't leave any items in your car as we have had break-ins. Land lease is moving forward.

**TREASURER'S REPORT:** Budget is on target. Operating account balance is \$111,506+ and reserve \$501,909+. Electrical expenses have been high and management will look at bills and see why. A motion was duly made, seconded and approved lien for 009-613-247

**Management and Maintenance Report:** Board reviewed both reports and discussed seepage issues again at building D.

**Committee reports:**

**Landscaping:** Landscaping will continue to work on irrigation. A motion was duly made, seconded and approve \$684.90 to replace two valves.

**Business:**

**Turf conversion:** Outside of gates is completed. We will continue to work on parking lot area irrigation to ready for paving seal coat.

**Reserve study:** Tabled

**Budget:** Tabled

**Carport damage:** The bid has been submitted to the owners insurance company that hit the carport.

**East gate gear box:** A motion was duly made, seconded and approved to install gear box on east operator by Patton \$625.

**Fire Department alarms:** All signs needed for fire bells were replaced and fire has been contacted that it has been completed .

**Long term parking:** Management had an owner that wanted a space. There is one available and he will be notified to pay \$100 and fill out form.

**#2 spa heater:** A motion was duly made seconded and approved to replace spa heater on #2 in the amount of \$3,270 by Service Pro.

**Bender Board:** Board review bid from Hort Tech and stated they wanted them to work on it within the normal contract.

**Open Forum:** Gardeners, fruit trees, add more flags and fire sprinkler alarms.

Next meeting date will be October 29<sup>th</sup> at 9:30 at 1111 E Tahquitz Canyon Way #120, Palm Springs, CA.

Business completed and meeting adjourned 11:00

Exec session 10:22 to 10:32 regarding legal matters.