

**Booth Farms Community Association
Board Meeting
September 21, 2010 at 6:30 PM – Carbon Valley Regional Library**

Board Members Present:

W. Grey, M. McIntyre, C. Frese, L. Hansis, K. Communal
Foster Management Representative: Kevin Lucas

I. Call to order:

- a. The meeting was called to order at 6:35 PM.
- b. Members were present, as listed above, which constitute a quorum of board members.

II. Open forum:

- a. No homeowners were present, therefore not open forum items were discussed

III. Previous Minutes:

- a. The Minutes of the BFCA Board Meeting held 07/20/10 and 8/17/10 were approved as written.

IV. Old Business:

- a. Options for improvements of Outlot A and Outlot O were discussed. It was moved and approved to approve the CoCal proposals for the improvement of Outlot A, and to continue discussions regarding water access for Outlot O with the City.
- b. CoCal has replaced the plants in the planters under warranty.
- c. Tree replacement at the Booth Farms Park will be tabled until 2011, after a Landscape Architect can provide ideas for a master planting scheme.
- d. Plans for re-landscaping the entrance medians were presented. This project will be budgeted for in 2011 for the 1st median.

V. New Business:

- a. Water possibilities for the breezeway between Scenic and Shenandoah were discussed. The lawyer will be contacted to prepare a 99 year water lease document.
- b. Outlot A weed control is nearing completion. The project is progressing without any issues, nor any calls from homeowners.
- c. A preliminary 2011 budget was presented and discussed. Following some adjustments, the budget was Approved by the Board.
- d. The 2010 Annual Meeting of Homeowners will be held November 16th at 6:00pm at the Library. Two homeowners will be elected to the Board, resulting in a total board of 5 members.

VI. Financial Report:

- a. August Financials were reviewed by the Board.
- b. Delinquent accounts were discussed.
- c. Covenant Violations were discussed.
- d. DRC Applications were submitted and approved.
- e. The Manager's Actions were ratified.

VII. Meeting Dates:

- a. The Next Board Meeting will be held Tuesday October 19th at 6:30PM at the Library.

VIII. Adjournment: The meeting adjourned at 7:51 PM.

SIGNED

DATE