

**Villa Monterey Improvement Association
Regular Meeting of the Board of Directors
Minutes (Open Meeting)
April 2, 2024
Zoom Meeting**

President Rick Morine called the meeting to order at 5:31 p.m. Directors present were Rick Morine, Hope Carr, M'Lis Chris, Mike Lewis, Andrew Duncan, and Joyce Rogers. Granger Macey was absent with excuse. A quorum was reached. Treasurer Julia Kerrigan, ARC member Beth Stiers, homeowner Karen Kelly, and social committee member Angela Ward were present.

Minutes

The March 17, 2024, minutes were approved without correction.

President's Report

1. The 2023 federal and state taxes have been filed.
2. The Corporation Commission Annual Report has been filed.
3. Jim Rhynes has asked for a date extension on removal of fruit from his citrus trees.
4. Morine asked if anyone was interested in discussing xeriscape in the park at a future meeting. Stiers and Carr said they would.

Park Report – Julia Kerrigan

1. The hot tub light housing will be replaced by the pool company.
2. The fire pit wall is complete.

New Business

1. Lewis moved and Carr seconded to allow the social committee to send emails to homeowners without using the executive secretary as gatekeeper. The motion passed.
2. Duncan moved on behalf of the architectural review committee (ARC) not to approve Jim Lenzo's request for solar panel installation because the panels can be seen from the street. The motion passed.

3. Duncan moved on behalf of the ARC not to approve Connie DeLuca's request to add brick to the front of her home because she not supplied a sample of the material to the ARC. The motion passed.
4. Duncan moved on behalf of the ARC to allow Lewis to remove a patio wall on his property. The motion passed.
5. Duncan moved on behalf of the ARC to allow Lewis to paint four squares on the south side of this house. The motion passed.

Homeowners Forum

Lewis asked the board to discuss letting pets in the park area.

Adjournment

The meeting was adjourned at 6:04 p.m.

Submitted by Hope Carr, executive secretary.