

GALENA COUNTRY ESTATES HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
June 29, 2021

Board Members Present: Larry Crapo, Jaime Aranda, John Grecu, Cynthia Reed

Board Members absent Pamala Ganger

Others Present: Kevin Berg, EBMC Community Manager

Upon notice duly given in accordance with NRS116, the Board of Directors Meeting of the Galena Country Estates Homeowners Association held their Board of Directors Meeting via Zoom Meeting.

CALL MEETING TO ORDER – ROLL CALL – ESTABLISHMENT OF A QUORUM

Community Manager Kevin Berg called the meeting to order at 6:09 p.m. Four of Five Directors were present and a quorum was established.

MEMBER'S FORUM (*agenda items only in accordance with NRS 116*)

No one wished to speak at this time

APPROVAL OF MINUTES

May 25, 2021 Board of Directors Meeting Minutes were reviewed. **Motion:** John Grecu moved to approve the May 25, 2021 Board meeting minutes as presented. Jaime Aranda seconded the motion. Motion carried unanimously.

FINANCIALS: *Per NRS 116.3108 Section 7: The executive board shall review a current year-to-date financial statement of the association, a current year-to-date schedule of revenues and expenses, a current reconciliation of the operating and reserve accounts, the latest account statements prepared by the financial institutions in which the accounts of the association are maintained; and the current status of any civil action or claim submitted to arbitration or mediation in which the association is a party.*

FINANCIALS

Review and Acceptance of Financial Reports –
The Board reviewed the financial reports for April 2021.

As of April, operating was at \$37,294 and reserve account was at \$26,470. **Motion:** John Grecu moved to approve the financial reports as presented. Jaime Aranda seconded the motion. Motion carried unanimously.

UNFINISHED BUSINESS

CC&R and Bylaw Amendment Update

Ms. Zepeda reported that five more ballots have been sent in. Mr. Berg stated that it was approved over email to resend the ballots with a postage paid envelope. Ms. Zepeda will work on a spread sheet showing what owners have send in their ballots.

NEW BUSINESS

None at this time

CORRESPONDENCE

Update on Monte Rosa

Mr. Berg updated the Board on the correspondence with Monte Rosa. He stated that Gayle Kern's office reached out and requested to know the amount owed by Monte Rosa to Galena Country Estates. EBMC sent over all the information requested by Kern's office and noted that Monte Rosa hasn't made a payment since 2018.

NEXT BOARD MEETING DATE

Board of Directors Meeting – September, 2021

MEMBER'S FORUM

Ms. Reed would like the website updated with the new Firewise information and would like this placed on the newsletter as well.

ADJOURNMENT

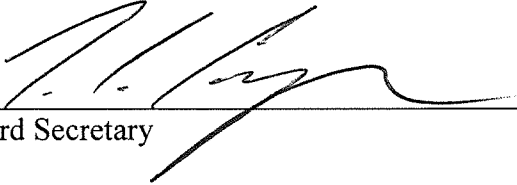
There being no further discussion to be held, a motion was made by Larry Crap, seconded by John Grecu to adjourn at 6:26 p.m. and to reconvene in Executive Session.

An Executive Session to discuss non-compliance issues, hearings and delinquency matters was conducted after the Board Meeting.

Submitted for Board review and approval.

Lesley Zepeda, Recording Secretary

APPROVED BY:


Board Secretary