

**CASITA COLONY RECREATION ASSOCIATION
REGULAR MEETING of the BOARD OF DIRECTORS**

May 13, 2025

Call to Order

The Board of Directors meeting was called to order at 6:01 PM by President Karen Fleming.

Roll Call

Directors in attendance: Karen Fleming, Ralph Whitney, John Baughn, Wayne DeBus, Susan Platner.

Special Thank You

Karen extended a special thank you to Frank Zampino. In recognition of Frank Zampino's effort to bring Bocce to the community, the Board of Directors resolves that, henceforth, for all Bocce games played in the VM3 Bocce Court, the small white ball shall be called the "zampino".

Minutes

Karen reviewed the April 8, 2025 meeting minutes. Karen made a motion to approve, Wayne seconded. All approved.

Treasurer Report

Financials for April, 2025, were presented by Treasurer, Wayne DeBus. Wayne noted that the expense of the Bocce court was charged to Ramada expense as it was not a budgeted item for 2025. He also noted that the costs of the fountain-entrance, which is shared by Units 2 - 5, is quite a bit higher than usual. Unit 2 is the steward of this property. Karen motioned to approve, John seconded. All approved.

Committee Reports

Jackie Moran reported on the success of "Calling All Creatives", the social event held on May 2. It was very well attended. 35 people enjoyed themselves with a minimal expense of \$25.00. Thank you to the committee: Elizabeth Rehling, Sue Monan, Chris Neuman and Jackie Moran (chair). Kudos to Kathryn Baughn who had the idea.

Dale Freese and Elizabeth Rehling reported that a good portion of the Palm Tree trimming forms have NOT been received. The deadline for sign-up and payment is June 6. The forms are available in our library.

Old Business

Gus Meyers reported on the Non-Slip Ramada and Bathroom Floors project. The floors are patchy - though not slippery. The contractor is to make it right. If he is not able to make our due date, the job/work will go to Chris Willits and the cost will increase.

Ralph Whitney reported on new/outstanding projects. Forecasted and budgeted projects (if necessary) include: Historic Street -post signs, Cushions for the Loungers, Pool filters, motors and pumps. Unbudgeted projects to be considered (funds permitting) include: Xeriscape West

Wall, Hot water for bathrooms, and Hot shower. It was suggested we get an estimate for hot water while keeping the existing shower. Ralph will follow up.

New Business

Susan Platner and John Baughn will meet with our insurance agent to review our coverages, with particular attention to the new infrared heaters and the Bocce Court.

Homeowners Open Forum

Concern for the old large cactus that sits 15 feet inside the Highland Ave. gate. Karen has asked a Master Gardener from our community to evaluate what might be done to save it.

People expressed concern with the number of boxes stored in the Lesk carport for a long time. Karen will follow up.

Citrus on homeowners properties that has still not been removed.

With the increased expense of the fountain-entrance cost this may be a sign of a leak. Three people volunteered to survey the property and recommend changes to improve its appearance and function. The volunteers are Andy Stevenson, Gus Meyers and Ralph Whitney.

Adjournment

The meeting was adjourned at 7:06PM.

Susan Platner, Secretary, CCRA