

# La Bandera Phase III HOA Board Meeting November 19, 2024

The La Bandera Phase III HOA board meeting was held via Skype on Tuesday, November 19, 2024, commencing at 6:30 PM.

**Members present:** Eron Ellis; Terry Gunther; David Jeffreys

- **Non-conformance issues:**

- Trash cans have become more of an issue, so a notice will be sent by Eron on behalf of the HOA - trash cans should be out of view.
  - An additional bit of information to include would be a reminder about cutting any tree branches that are hanging low
- We have a homeowner (8449 Arroyo) whom it appears is trying to build an enclosure around the trash cans on the side of their home. This would need to be submitted and approved by the ACC (which is highly unlikely). David will send a note to the homeowner to let him know of the proper procedures and to stop any further construction.

- **Maintenance**

- Rental properties
  - Emails need to be sent as a precaution to several of the homeowners that once spring arrives, yards need to be addressed (bushes, general landscaping)
- Landscape lights in the entryways
  - They are one year old, and it's time to get them replaced
    - With our last batch we tried to scratch two years out of them, but that length of time made the lights ineffective
  - Will be around \$70-\$80

The meeting was adjourned at 6:44 PM. The next board meeting will be December 17th.