**ADRIEL HILLS CONDOMINIUM ASSOCIATION**

**OPERATIONS COMMITTEE MEETING**

**THURSDAY, JANUARY 7, 2016**

**CALL TO ORDER:** The Operations Committee Meeting was called to order by Co-chair Laurie Sneider at 10:00 a.m.

**COMMITTEE MEMBERS PRESENT:** Ruth Boothe, Robby Laitos, Bill Lauer, Kelsey Smith, Alan Sneider and Laurie Sneider

**COMMITTEE MEMBERS ABSENT:** Larry Cecil and Reg Hayworth

**ALSO PRESENT:** Ralph Pankey, Property Managerand Curt Olson a new Board of Director member.

**Homeowner Comments/Correspondence:** None

**Recording Secretary:** Deborah Kohler who had done a wonderful job recording Operation Committee meeting minutes is no longer available. Laurie asked the committee members present who is willing to do minutes. Kelsey suggested sharing portions of the meeting. After lengthy discussion is was determined that Laurie would draft a notice to be put in pigeon holes of all members encouraging someone volunteer to take meeting minutes.

**Committee Chair:** Laurie and Bill have been Operations Committee co chairs the past year. With Laurie’s responsibilities now as Board of Director President she will not co chair the Operations Committee. Alan has volunteered to co chair the Operations Committee with Bill. The members discussed the chair position. Motions was made by Bill for Alan and he as co chairs. All in favor.

Operations Committee members were also confirmed as follows: Bill Lauer and Alan Sneider as co chairs with Ruth Boothe, Larry Cecil, Reg Hayworth, Robby Laitos and Kelsey Smith as members.

**Approval of November Minutes:** Alan motioned approval of the November minutes, Bill second; all in favor.

**Manager’s Report:** The January newsletter is being distributed at this time. A copy of the Manager’s Review was included in the Operations Committee pre meeting package and is posted on the Adriel Hills website.

Ralph reviewed the report and shared a photo of the tractor with front and rear tire chains and sides added to plow blade to make tractor more effective for snow removal. Ralph also reviewed the recent change with our snow plow contractor; which he and Laurie had worked through recently.

Ralph updated the committee on progress regarding the canal off-take and irrigation water.

**Old Business:**

**Project Status:** The project sheet with current status was distributed to the Operations Committee and line items discussed.

* **Dumpsters:** A sample of corrugated steel siding had been obtained by Alan. Ruth indicated she was concerned it might be too commercial in appearance of Adriel Hills’. Material and design considerations were discussed at length. Material more typical to Adriel Hills i.e. sheet siding may be considered.
* **Speed Control:** The Operations Committee continues to discuss cost and effect of options including flashing radar sign, speed bumps and availability of private photo radar.
* **2016-2017 Budget:** Ralph briefly reviewed the budget process and the Operations Committee typical areas of focus. The further out sourcing of service needs particularly landscape maintenance was discussed.

**New/Other Business:**

**2016 Operations Committee Meeting Day and Time:** After brief discussion the committee determined the meeting date and time would not change. The Operations Committee meetings will be held the first Thursday of the month at 10:00 a.m. in the clubhouse.

Laurie reminded those present of the two (2) Town Hall style meetings regarding the Non-Owner Resident proposed amendment change. The meetings will be held on Wednesday, January 13th from 10 to 11 am and 7 -8 pm.

**Adjourn**

Meeting adjourned at 11:50 a.m.