The regularly scheduled monthly meeting of the Common Area Committee (CAC) for December was held on Tuesday, January 14, 2014. The meeting was called to order at 7:06 PM by Robert Burns, CAC Chairman, in the Henderson Room, Cameron Club, Cameron Station.

Members Present: Robert Burns, CAC Chairman  
Suzanne Vigil, CAC Vice Chairman  
Kathy McCollom, CAC Secretary  
Susan Willis, CAC Member  
Ken Jonmaire, CAC Member

Members Absent: none (committee has one vacancy)

Others in Attendance: Curt Cummins, Lancaster Landscapes  
Colleen Hairston, CMC  
Mindy Lyle, resident  
Carlos Rios, Lancaster Landscapers  
Craig Merritt, CMC

OLD BUSINESS:

Move to: Approve Meeting Minutes - December 2013  
Moved by: Willis  
Seconded By: Jonmaire  
For: All  
Against: None  
Motion Passed

Updates from Last Meeting:  
Craig Merritt was introduced as the new CMC maintenance manager; Colleen Hairston is attending her first CAC meeting as community manager.

Mindy Lyle was approved at the last meeting for a committee vacancy and is pending approval by the Board at their next meeting.

Sue Willis asked about the status of the gazebo area landscaping, when the remaining plants would be removed in the immediate gazebo area (the trees remain). Carlos said it was on the schedule for next week and they needed one good week weather-wise to do it. Areas that will require sod will have green netting for now. Sod will be available from growers early spring.

Suzie Vigil asked about the missing cover for the fountain in the Donovan Drive oval. Lancaster will check, as it was there earlier. Colleen will follow up to the committee on the status.

The committee discussed improved no-pet signs. The consensus was to do it right, with quality products that would look good and hold up for many years. Colleen will order sample posts for the committee to see. A final decision for recommended signs and posts will be made in the February meeting.

Resident Open Forum:  
No residents present.
Common Area Applications:
No common area applications.

NEW BUSINESS:

The committee reviewed two applications for the current member vacancy, to replace Ann Dunlap. They discussed their relative qualifications.

Move to: Approve Linda Greenberg as a new CAC member
Moved By: Willis
Seconded By: McCollom
For: All
Against: None
Motion Passed

The other application will be kept for consideration for any future vacancy.

Colleen requested CAC recommendations for replacement pedestrian crossing signs. The existing ones on the pavement will not be replaced and the City now will use signs mounted on signposts. In Cameron Station, the optimal location would be on existing street signposts. There was discussion about two options for signs and how many should be placed in the community. The recommendation was a universal symbol of a pedestrian on a bright green diamond shape, placed at every crosswalk in both directions, about 32 signs. New signs will be installed by the City.

Questions for Lancaster:
Is the fountain on Donovan leaking? Is there an irrigation leak near 5009 Ticer creating standing water?
A: Both are evidence of the water table being so high now that water leaks to the surface. The ground is naturally saturated. Irrigation and the fountain have been turned off since November.

Lancaster irrigation comments:
The current system uses individual battery operation timers for each area that require much more maintenance. Three to four required changing last year and it costs $300-$400 for each replacement. It is better to consolidate the timers into 2 or 3 large areas, and new ones are web based for better control. Ideally, they are tied to a weather station that controls them. Last year, irrigation was updated with rain sensors. The committee commented that it still wishes to pursue irrigation in the grass areas between the sidewalk and the street along Cameron Station Boulevard.

Proposals:

A. Proposal 23641 – cancel. The tree trimming in the proposal was completed by residents.
B. Proposal 23651 – tree replacements
   Move to Approve Proposal 23651
   Moved by: Willis
   Seconded by: Vigil
   For: All
   Against: None
   Motion Passed
C. The following proposals relate to irrigation modifications or additions, listed below in the committee’s priority. The committee approves pursuing the work and requests a consolidated proposal with any discounts for efficiencies gained. Priorities are:
   1. 23723: pressure regulator/backflow preventer
   2. 23717: relocate gazebo circle regulator
3. 23722: rearrange circle irrigation for pump house removal and new landscaping
4. 23721: front of Cameron Club
5. 23716: extend existing irrigation along Cameron Station Blvd.

**Move to Approve Proposals listed above once they are consolidated**

Moved by: Vigil
Seconded by: Willis
For: All
Against: None

**Motion Passed**

The next meeting will be February 4th in the Henderson Room.

The meeting adjourned at 8:17 pm.