
Fountain Park Homeowners Association
Board of Directors Meeting
Virtual – Via Zoom
September 22, 2026

Board Members Present:

Joelle Coffman, President
Andy Scott, Treasurer
Shawn Davison, Vice President

Owners Present:

Kara Scott, Dorothy Boon, Alicia Navia,
Michael Marshall, and Judi Dalton.

Jena Carpenter, Community Manager, Sienna Community Management

Call to Order:

The meeting was called to order at 6:30 PM by President Joelle Coffman

Executive Session Decisions

- **Action #1 MOTION was made by Andy Scott to approve the Executive Session minutes was seconded by Shawn Davison and passed unanimously.**

Meeting Minutes:

Board reviewed meeting minutes from the meetings on August 20, 2026.

MOTION made by Joelle Coffman to approve the August 20, 2026, meeting minutes was seconded by Andy Scott. Motion carried unanimously.

Financial Actions and Highlights:

Andy Scott reports we continue to have strong liquidity, cash and investments remain healthy and delinquencies are minimal. Our results are ahead of budget year to date due to extra interest from reserve investments and we haven't completed the reserve projects for the year. Utilities are lower than budget. Saving \$35k on the park fencing. We look forward to expenses for repairs to the northwest fence corner, large Palo Verde down, beam and drip edge, and storm clean up.

MOTION made by Andy Scott to reinvest the CD maturing on 10/27/26 for \$109k at the best available rate for 6-7 months was seconded by Shawn Davison and passed unanimously.

Management Report

Jena Carpenter submitted a report included in the packet with verbal highlights. Jena will obtain the pump serial number as requests for the information have gone unanswered. Pool maintenance quotes have been received, I had to reach out to Alpha Pool for a 3rd quote. Perimeter fence and parking lot bids are being obtained, I sourced about five new to us contractors who can quote these items. We will be directing them to meet with Mary Duerksen and Andy Scott for site walks. University Pest Control termite warranty will be renewed. Spot Welding bids are being collected for the painting project. Bryant Plumbing looked at the sewer blockage, they snaked and jetted the lines, and it is not completely cleared and do not know what has clogged it. A different plumber is being contacted to follow up with a camera.

Homeowner Forum - No owners wished to speak.

Old Business

Ramada Maintenance – Bids received and reviewed. Dorn was not reconsidered as a vendor due to prior workmanship. Al Scaff and DRI both submitted quotes.

MOTION was made by Andy Scott to approve Al Scaff Roofing bid for the pool ramada roof repair and drip edge in the amount of \$2980.00 was seconded by Shawn Davison and passed unanimously.

Pool Maintenance Bids – Two bids received (Davey's and Oasis) and sent to the pool committee to review and make a recommendation. Bid from Alpha expected 9/26.

New Business

ACC Applications

- Lot 8 – Approve Exterior Painting as submitted

MOTION was made by Joelle Coffman to approve application as stated; seconded by Andy Scott. Motion carried unanimously.

Storm Damage (trees) park – Several trees in the park went down. SRL provided a bid for removal to be done on an overtime basis. That bid was not accepted. Shelley Mueller is getting an additional bid. Jena will get a contact from the owner who had a huge tree down.

Pool Light/Photo Cell – Get a quote from Davey to see if they can get a better price than what E-Konomy quoted.

Insurance Renewal – The policy renewal came in and is \$386.00 higher than last year. After review the Board approved via Action in Lieu.

MOTION made by Joelle Coffman to ratify the prior approval of the insurance renewal was seconded by Andy Scott and passed unanimously.

Budget Prep 2027 Projects – A spreadsheet of 2026 expenses for pool, landscape, and recreation items was distributed to the Board for review. Recreation and Amenities would like to have a \$50k place holder for park items. The parking lot item needs to be addressed; we can use the asphalt numbers as a soft number. Looking at park furniture, the pieces look pretty good. The pool structure / ramada needs painting and should be considered for 2027. The Landscape Committee will be looking at tree canopy rejuvenation in 2027 and review the reserve study for irrigation needs.

Community Yard Sale - The Hospitality committee sponsors this event and that committee is inactive; therefore there will not be a yard sale this year. Management will work with Shawn to e-blast the community related to the yard sale.

Board Recruitment - The Board has approved a letter to go out to the community via email and USPS.

Next Meeting Date

The next meeting date will be October 13, 2026 to discuss the Budget.

Adjournment:

There being no further business to discuss, the meeting was adjourned at 7:32 PM.

Respectfully Submitted,

Jena Carpenter, AMS, PCAM
Community Association Manager
Sienna Community Management

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