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Fountain Park Homeowners Association  
Board of Directors Meeting  
Virtual – Via Zoom  
April 28, 2026

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**Board Members Present:**

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

**Owners Present:**

Kara Scott, Judi Dalton, Alicia Navia  
Mary Duerksen, Sorraiya Beheshti

Jena Carpenter, Community Manager, Sienna Community Management

**Call to Order:**

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

Welcome to Shawn Davison, the recently appointed Board Member. Another warm welcome to Jena Carpenter who is the newly assigned community manager.

**Meeting Minutes:**

Board reviewed meeting minutes from the meeting March 10, 2026.

**MOTION was made by Joelle Coffman to approve March 10, 2026 meeting minutes as submitted; seconded by Andy Scott. Motion carried unanimously.**

**Financial Actions and Highlights:**

We have assets of 318k in total assets with 40k in operating and 55k in cash reserves and 220k in CDs. 2025 Taxes were filed by extension. Petty Cash was reported at below \$100, all receipts were turned in to refill the fund.

Management is directed to update and refill when it drops down below \$200.

A question was raised as to whether the CD matured on 4/23/26 has been reinvested. Confirmation will be sent once the new CD is opened, it is in process.

**MOTION was made by Joelle Coffman to reinvest the maturing CD on 6/7/26 pulling \$40k out and reinvesting \$75k at the best interest rate for 6-7 months, seconded by Andy Scott. Motion carried unanimously.**

**Management Report**

Jena Carpenter submitted a report included in the packet with verbal highlights. Will work on reconciling the violation report and painting spreadsheets. The ladder was installed in the pool. The coated pool ladder was replaced with a standard non-coated ladder. Management to review with E-Konomy and see if there is a compromise to getting rail covers or a new ladder.

**Old Business**

Ramada Maintenance Review Dorn Construction invoice and bids for rotten wood repair and gutter/flashing status for pool ramada. One 2x6 replaced, the bid called for two. There is definitely another board damaged. The bid for flashing at \$4000 is not accepted by the Board.

Management is directed to obtain 2-3 more bids to have this repaired and ensure Dorn's work is complete.

PoolSecurity System Camera by the shower has condensation, the battery is low on the monitoring system. Integra options for service reviewed.

**MOTION was made by Andy Scott to have Integra replace the Camera under warranty not to exceed 1.5 hours of labor and replace the battery, seconded by Shawn Davison. Motion carried unanimously.**  
**MOTION was made by Andy Scott to update the two contact numbers to Sienna and remove the police dispatch was seconded by Joelle Coffman. Motion carried unanimously.**

Andy Scott will get access to the security app in order to review the camera footage.

Recreation Amenities Committee – update on parking lot

Andy Scott provided a quote for gravel alternatives to asphalt. The Board discussed ADA access to the park and asked the Recreation Amenities Committee to continue reviewing options for consideration in the fall. The prior board had already explored asphalt extensively. Project scope will be reviewed at the June Board meeting.

Park Perimeter Fence Repainting

The prior bid from Dorn was quite expensive, a thought would be to have volunteers paint the fence. A recommendation from the Rec Committee is to have the committee prep and paint a 8-10 foot section of the fence as a trial of process. Paint color to be Cienega Brown. Any spot welding would need to be contracted out through Jena.

**MOTION was made by Andy Scott to allow the Rec Amenities committee to prep and paint a section of 8-10 feet where the paling begins, materials not to exceed \$200 not including welding, seconded by Shawn Davison. Motion carried unanimously.**

Newsletter & Hospitality – there will be a newsletter coming the first week of May. Volunteers are needed to help create the newsletter.

**New Business**

Officer Designation – Shawn Davison

**MOTION was made by Joelle Coffman to elect Shawn Davison as Vice President, seconded by Andy Scott. Motion carried unanimously.**

Action in Lieu Ratification

The following ACC applications were approved unanimously via email:

Lots 38, 20, and 81

**MOTION was made by Joelle Coffman to ratify the stated applications as submitted; seconded by Andy Scott. Motion carried unanimously.**

ACC Applications

- Lot 12 – Approve Exterior Painting as submitted  
**MOTION was made by Joelle Coffman to approve application as stated; seconded by Andy Scott. Motion carried unanimously.**
- Lot 41 - Approve Exterior Painting received 4/20/26  
**MOTION was made by Joelle Coffman to approve the revised application as stated; seconded by Andy Scott. Motion carried unanimously.**

Landscape Committee – proposal for tree evaluation

On the left side of the park, irrigation zone 1, there are two red push Pistache trees with severe dieback. These and several others were evaluated recently by SRL's arborist. He thinks the issue was probably not enough water. Santa Rita believes they will recover and will submit a proposal to pruning for canopy restoration for the June agenda.

Pool Pump replacement – One of the two pool pumps is not working. The estimate from E-Konomy to replace it is \$3,300. Verbal report to Jena is that the terminal went out and that is a part that can't be replaced. Joelle asked that the repair tech's report be sent to the Board and that the pump serial number be documented for the reserve study.

**MOTION was made by Andy Scott to replace the pump not to exceed \$3,500, was seconded by Shawn Davison. Motion carried unanimously.**

Pool – Critter Escape Ramps – these were recommended by the Pool committee and are an inexpensive option to allow small creatures an exit out of the pool.

**MOTION was made by Andy Scott to approve the purchase of two critter escape ramps; seconded by Shawn Davison. Motion carried unanimously.**

**Adjournment:**

There being no further business to discuss, the meeting was adjourned at 7:41 PM.

Respectfully Submitted,

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