

**San Ignacio Heights, Inc.
Board of Directors Meeting
Wednesday, February 18, 2026**

Date: February 18, 2026

Location: SIH HOA Ramada (1620 Mariquita Street)

Time: 9:00 AM

**Roll Call/Quorum present: Don Julien, Dave Fenner, Jerry Coffey, Elizabeth Allard.
James Trobec**

Call to Order: Don Julien, President

Review and adoption of the agenda: M/S/P

Approval of the January 21, 2026 Minutes: M/S/P

**Residents Attending: John Plantz
Vicky Bowman
Al Dodson
Al Loomis
Sylveen Cook
Peter Johnson
Chuck Willie**

Resident's Time: John Plantz restated his concerns for the upcoming Road Project .

Officers Reports:

President's Report: Don reported that he had made preparations ahead of the Annual Meeting. Don suggested the board members be there no earlier than 8:15 AM as sign in for residents is from 8:30-9:00 AM. Don has been organizing files for the transfer to the new President and board following the Annual meeting.

Vice President: Dave Fenner: No Report

Treasurers Report: James Trobec: Presented the January financials. 9-10 residents still have not paid their 2026 dues with 3-4 have not paid their Road Assessment.

Secretary: Jerry Coffey : Reported on a concern from last months meeting by one resident about one of the garbage trucks had the tag axle in the down position which can damage the streets by sliding. Jerry has contacted Republic Services that while in our HOA the tag axles must be in the up position to prevent street damage.

At Large: Elizabeth Allard: No Report

Committee Reports:

Architectural: Chuck Willie: Had 2 requests. Rick Lupu on Manolito request for wall height adjustment. Request approved.

Carole Boles on Pinata made a request on a pergola extension but was returned for additional information from the contractor. Request tabled.

Chuck also mentioned that the mini-split compressor fan outside of the Ramada was squeaking and needs Green Valley Cooling and Heating to look at servicing the whole unit including the thermostat and inside unit.

Common Grounds/Landscaping: Peter Johnson discussed an area on Campina where the sidewalks are unlevel which could cause tripping along with a broken corner of a sidewalk panel which needed work. Peter also addressed a complaint of a trees blocking their vision of the mountains. The owner was visited. He also mentioned a tree in a common area needed attention.

Regarding Emergency Expenditure Guidance: Peter is to use good common sense and to keep the President informed regarding issues.

A motion was made to authorize repair of the sidewalk for up to \$1000. M/S/P

Roads: Al Loomis: Road Project: Reported on the Road Project time table. Marking of the patching areas will begin February 19th. The schedule that was mailed earlier to the residents.

Ramada/Social: No Report

Compliance: The new Temporary parking permit policy approved last month is being mailed to the residents within the next day. Don will issue the parking permits and the temporary guest parking signs will also be going up possibly this week.

New Business: None

Old Business: None

Nominating Committee: Jerry Coffey: The committee contacted 7 residents in our search for candidates for our open position on the board. Reported that we had one official nominee, Sylveen Cook, willing to run for a vacant seat on the board. Another person requested information about what was needed to be a nominee. He was informed that he had until January 28th to submit a short biography to be placed on the ballot. That person failed to respond by the deadline.

Adjournment: 11:22 AM

Next Regular Board Meeting: March 18, 2026

Annual Calendar of Board Meetings

February 21, 2026 HOA Annual Meeting

March 18, 2026 Regular Board Meeting

April 15, 2026 Regular Board Meeting

May 20, 2026 Regular Board Meeting

Mission Statement:

We encourage and support and association of neighbors who voluntarily work together to promote the spirit of respect, caring, community, family and friends. Our mission is to enhance our quality of life by maintaining our common areas and upholding our Covenants, Declarations, and By-Laws. Our Decisions will be made for the good of the community.