



HOA Board of Directors Meeting

November 25, 2019

PRESENT: Randy Vogel, Gregg Shindel, David White, Hilda Banyon

ABSENT: Debra Castro

ALSO PRESENT: Frieda Vogel, Jean Dunsing, Leslye Lebakken, Ron Lebakken, Marcia Cherry, Katy Lindberg, Shirley Ekvall, Diana Love, Chuck Love

CALL TO ORDER: Vice President Vogel called the meeting to order at 4:30 p.m. with reminder that the Board will conduct business and upon completion, there will be a Community Forum designated time for questions/answers/discussion from attendees.

FINANCES: Treasurer White passed out copies of the 2017 & 2018 audit review conducted by Tess Ridgeway. There were no outstanding comments or suggestions made as a result of the review.

As required by our CC&R's, we have secured the required "bonding" through our current insurance carrier, State Farm. This coverage is for employee dishonesty.

White reported that with the additional pool expense, we are about \$70,000 over budget. Shindel inquired as to how much more the pool expense was than expected. Answer: \$39,000

Motion by Shindel, 2nd by Vogel to approve the unaudited financials as presented. Motion carried.

ACC: Vogel reported that 2 home sales inspections were completed and 3 architectural applications were approved. The ACC will have a meeting in about 2 weeks. Homeowners are being asked not to put birdseed on top of the mail boxes. This is creating a mess and a potential health hazard. Banyon will include in upcoming newsletter.

LANDSCAPE: Vogel requested approval for Holiday Gifts for the Landscaping crew. *Motion by Banyon, 2nd by Shindel to increase Mauricio's gift to \$200 and crew to \$100/ea. Motion carried.*

Motion by Banyon, 2nd by Vogel to send Holiday floral arrangement to Ann Couch. Motion carried.

Motion by Vogel, 2nd by White to increase the base monthly rate for Desert Villa from \$7300/month to \$7500/month. Motion carried.

Jeanne Balding has received a great response to the call for help on dead heading geraniums and covering during frost months. Thank you to all those who are volunteering.

POOL: The pool is officially opened and the heater is now on getting it warmed up. The first 30 days the pool will be "chlorine" and thereafter "salt". McCullum checks the pool/spa 3 times a week. They have authority to fix anything that will be under \$100. Everything else will be handled by the pool company. The Cool Deck has a 5 year warranty. Leslye will inquire if McCullum is "licensed". They do have liability insurance. Our janitors are now insured. Leslye will bring a copy of the insurance

certificate to our next meeting. Leslye will make sure that we are named as “additional insured” on their policy.

SOCIAL: *Motion by Vogel, 2nd by White, to approve \$1100 for the “social” committee for 2020. Motion carried.* Ekvall reported that not a lot of RSVP’s have been received for the holiday party at this time. Banyon will put a reminder in the next newsletter. Social gatherings at the pool are the 1st and 3rd Thursdays of the month. There will be a Saturday morning coffee on Dec 7th and then they will begin regularly after the first of the year – 2nd and 4th Saturdays of the month.

NOMINATING: Gregg Shindel is chairing the committee this year. Banyon will run the “CALL FOR HELP” article again in upcoming newsletter.

COMMUNICATIONS: Annual meeting is scheduled for January 22, 2020 at 7:00 p.m. at the Scottsdale Community Center. The room has been reserved.

2020 BUDGET PRESENTATION: Banyon presented the proposed budget for 2020. After lengthy discussion, it was decided to eliminate all capital expenditures from the 2020 budget because of the heavy expense in the pool/spa area in 2019. Banyon will go back in the file to re-visit the kitchen remodel project from previous discussions and bring to next board meeting.

COMMUNITY FORUM: Request that we look at putting some flowers around the outside of the pool area. Vogel will talk with Mauricio about this.

Are we doing any “desert” landscaping? This is looked at as residents request. There have been no requests recently.

OLD BUSINESS: none

NEW BUSINESS: none

NEXT MEETING: December 23, 2020 4:30p.m. at the pool

Meeting adjourned 5:27 p.m.

Respectfully submitted,

Hilda Banyon