

Monthly HOA Board Meeting Minutes
Monterey Park Association/VM5,5A February 13, 2023

Board members present	Marsha Cain, Terry Cargill, Maureen Harding, Marilyn Herbert, Sandy Mucci, Judy Rosenthal, Mary Smalle
Board members absent	
Approximate # resident attendees	16
Meeting called to order	9:01 a.m.

Secretary’s Report - MOTION to approve January 2023 minutes made by Marilyn, seconded by Sandy, approved unanimously.

Treasurer’s Report - MOTION to approve February 2023 financial report made by Maureen, seconded by Terry, approved unanimously.

All dues are in, no penalties, thanks to all residents.

COMMITTEE REPORTS

(Note, reports for each area will be given only if there is new issue/something new to report)

Architectural – Marsha Cain

Compliance – Sandy Mucci; a new compliance person will be appointed in March; reminder to address weeds

Directory/Contact Information – Joan Jones, Lisa Nolen
 Email was sent asking for any changes to the 2023 Directory. New directory will be distributed in early April, which is the usual timeframe. If you are not in residence in early April and would like a copy of the Directory mailed to you, please contact Joan Jones.

New Resident Orientation – Kathy Hartmann, Carolina Grandestaff, Joan Jones

Real Estate – Judy Rosenthal
 One house is on the market, one listing removed from the market.

Street Lighting – Craig Sjodin
 Reminder again to call Craig relating to bulb outages.

Web Page – Beth Minahan

Pool, Spa, & Grounds – Bill Mucci, Peter Minahan

Ramada Operations - Marilyn Herbert

Termite inspection occurred on Feb 7, no termites or pests were discovered. Bill Thomlinson assisted with the inspection.

Library – Ann Lane

Ramada Maintenance – Sue Carey

Reservations/Supplies - Gayle Sjodin

Comment was made that the reservation process needs to be tightened up. Visibility into reservations is not available to residents who may desire access to the Ramada.

Social Activities – Terry Cargill

Chili Social was fun and well attended. This month's happy hour will be on Friday March 17th and will be a St. Patrick's Day bash, with food provided at a nominal per person cost. BYOB as always.

Coffees – Carolina Grandestaff

Thanks to Bill and Katie Phillips for hosting February coffee. March will be hosted by Karen and Brent Page.

CURRENT AGENDA ITEMS

- AC Assessment Vote – we are ready to present a question for an assessment to install AC in the Ramada. This will come up for community-wide vote at the Annual Meeting in March.
- Xeriscape Assessment Vote – meeting held with City of Scottsdale Water Department to explore reasons and benefits of water conservation. Working to obtain firm quotes to base an assessment vote on, but not sure if it will be ready in time for next month's annual meeting.
- Board Election – Ballots planned to go out February 22 for 4 open positions.
- Electronic Recycling – Unit 4 person, Michelle, 4920 78th Street, coordinates collection of electronics for the community. April 3–7 are the collection dates for: computers, printers, keyboards, monitors, phones, etc., plus cameras, TVs, VCRs. She will need volunteers and drivers to assist. Reminder coming soon.
- Citrus – Citrus must be cleaned up by April 30. There is an organization that will come and take the fruit called "Be Fruitful". Details coming soon.
- Annual Meeting – reviewed a proposed agenda for the annual meeting
- Ramada Electrical Upgrade – Terry led discussion of electrical upgrade, as current electrical has no outlets on the pool side of the building, and the outlets on the serving bar side are all on the same circuit and tend to overload. Two electrical companies have assessed the Ramada. There is enough capacity in the electrical box to support the AC, but we need 2 new dedicated lines to add additional capacity so that we can have additional electrical outlets. Electrical expansion funding would have to come out of the Reserve unplanned category, as we have no specific Reserve item related to electrical infrastructure in the Ramada.

- Historical Preservation – City Historic Preservation Commission contacted us and asked to come to one of our meetings; maybe April meeting would be a good target; Marsha to get back to HPC with a date of April 10 for them to come.
- Surprise Sack – won by Joan, Carolina, Kolleen, Butch, Susan. It pays to come to a meeting!

OPEN FORUM

Are there any downsides to the xeriscape project besides cost? Some people don't use the Ramada and therefore don't want to invest in it. Some people think that removing the grass will increase the heat around the pool and in adjacent backyards. These are opinions.

Additional general discussion took place.

ADJOURNMENT

MOTION to adjourn made by Marsha, seconded by Sandy, approved unanimously.

Meeting adjourned at 9:51 am

Minutes submitted by Maureen Harding, Secretary.