

# **Approved**

## **Las Palomitas Homeowners Association**

Board of Directors Meeting

March 16, 2015

Present: Monica Manning, Terry Davis, Bill Falsgraf, Ray Soule and Gloria DeVore. Also present was Mandi Bates with Associa Arizona.

### **Call to Order**

The regular Board meeting of Las Palomitas was called to order by Board President, Bill Falsgraf at 3:00 pm

### **Homeowner Concerns**

- No Discussion

### **Hearings**

- No Hearings

### **Approval of Minutes**

**A motion to approve the March 2015 Board Meeting minutes as amended, was made by Monica Manning, seconded by Ray Soule and passed with a unanimous vote.**

### **Financial Report**

- The board discussed that there should be more money deposited in the Reserves.
- \$335.00 is being accrued under Irrigation Repair and Maintenance. This is incorrect.

**Ms. Bates was requested to check into the amount of the Reserves being deposited. It should be at least \$5,156.00 monthly.**

**A motion to approve the February 2015 financials was made by Monica Manning, seconded by Ray Soule and passed with a unanimous vote.**

### **Committee Reports**

#### ARC

- Van on Via del Vireo needs a notice for parking.

#### Landscaping

- Norris Design submitted irrigation plans and the board would like to meet with Jason Kuklinski as soon as possible and get a layout of the job.
- 3R Landscape needs to be prepared to take down Pepper trees as they start to become weak. Possibly two per year.
- New irrigation system needs to take failing Pepper trees into account while installing new irrigation line.

#### Management Report

- A written report was included in the Board packet.

## **New Business**

### Street Signs

- Jerry Hubbard will be replacing roof tiles, rearranging the pavers by the mailboxes and repairing and painting the streets signs but he works at his own pace and cannot start until the end of March.
- The Board discussed the request by the Master Association to replace the current “Slow Down” signs with a rusted iron sign to match the rest of the community and received a bid for \$421.59

### Annual Meeting

- The Board reviewed the 2015 Annual Meeting Minutes.

### Management Contract: Website

- An email blast was sent to all homeowners with email addresses stating how to log onto the community website and what the benefits are to doing so.
- Board members were asked to review the Management contract for the April Board of Directors meeting to prepare for the new 2016 contract.

**Ms. Bates was requested to move the Management Contract on the community website to “All Documents” to be more easily viewed.**

### Pool Party

- The annual Pool Party will be held on Sunday, April 12<sup>th</sup> from 4pm to 6pm.

**Ms. Bates was requested to send out a postcard as a notice of the pool party.**

### **Next Meeting**

- Board Meeting: May 18, 2015- Associa Arizona Offices, 6840 N. Oracle Rd. Ste. 130 at 3:00pm

### **Adjournment**

**With no further business to discuss, a motion to adjourn the meeting at 4:27 p.m. was made by Ray Soule, seconded by Terry Davis and passed unanimously.**