Approved
Las Palomitas Homeowners Association
Board of Directors Special Meeting
July 21, 2015

Present: Monica Manning, Terry Davis, Ray Soule, William Falsgraf and Gloria DeVore via phone. Also present was Chris Stebe with Norris Designs and Mandi Bates with Associa Arizona.

Call to Order
The Special Board meeting of Las Palomitas was called to order by Board President, Bill Falsgraf absence, at 3:01 pm.

Financial Report
➢ Ray Soule reviewed the May and June 2015 financials with the Board of Directors.
➢ The Board discussed the reserve account along with the funds in investments and what the estimated cost to complete the irrigation project would cost.
➢ Specifically mentioned in the financial review were an estimation of upcoming assessments adding to the reserve fund.
➢ There is currently $162,000 in total reserve funds including investments.
➢ After the October assessment has been collected, approximately $172,000 will be available.
A motion to approve the May and June 2015 financials was made by Monica Manning, seconded by Terry Davis and passed by unanimous vote.

Landscaping
➢ Chris Stebe with Norris Designs reviewed bids from AAA Landscape, Northwest Landscape and Land Tamers.
➢ It is Norris Designs recommendation to use AAA Landscape based on the supplied bids.
➢ Several clarifications need to be made on the AAA Landscape bid.
Ms. Bates will contact AAA and request clarification on if taxes and permits are included in total price. Traffic control needs to be excluded and a mediation clause inserted. A final contract will be requested with the changes.
A motion to approve hiring AAA Landscape for the irrigation installation was made by Terry Davis, seconded by Ray Soule and passed by unanimous vote.

Next Board Meeting
➢ Board Meeting: October 19, 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 3:43 p.m. was made by Ray Soule, seconded by Terry Davis and passed unanimously.