

Desert Greens 2001 HOA  
Executive Board of Directors Meeting With Maintenance Committee

DATE: August 27, 2020(Thursday)  
TIME: 10:00 a.m.  
LOCATION: Clubhouse  
PRESENT: Arlene Chandler, Vice President; Michael Mouer, Treasurer (led meeting); Louis DeCanio, Director; Darren Proulx, Director; Linda Axford, Board Appointed Secretary  
ABSENT: Michael (Buzz) Heldt, President  
HOMEOWNERS: Joan Fullmer, Marlene Hargis, Mary Costa, Nancy & Dennis Suter, Deborah & Tim Hollembaek, Bradlyn Kelley, Ty Hill, David & Sheri Florio, Willie Borsellino, James Sorensen, Pamela Fynskov, Rob Lamb, Jerry Holmes

1. CALL TO ORDER & ESTABLISHMENT OF A QUORUM

2. HOME OWNER'S FORUM (*Homeowners may address the Board of Directors only on items listed on this agenda. See NRS 116.31083(6). Substance of their remarks or prepared written remarks will be included in the minutes.*) No comments

3. OLD BUSINESS:

A. East wall repair: Still awaiting removal of water softener line prior to repairing the wall.

4. NEW BUSINESS

A. Approval of Letter of Engagement for Hilburn & Lein, CPAs to perform 2019 financial audit. (See attached) Arlene C. made a motion to accept; Louis D. 2<sup>nd</sup>; Darren P.: This bid needed to be sent out ahead of time - haven't had time to review the bid. Vote: Arlene C. . yeah, Michael M. . yeah; Louis D. . yeah, Darren P. . nay.

B. Bid for washroom lighting. Tim H.: Two (2) bids given to Board for a decision. Michael M.: Board doesn't have the bids available at the moment. They were given to Buzz H. who is out of town. Jerry H.: How much of a savings do you expect to justify \$900?  
Tim H: Estimate the change will reduce electricity costs in those areas by 50% - current fixtures are damaged and need replacing so better to upgrade now.  
Darren P.: Reminder to homeowners to attend maintenance committee meetings 3<sup>rd</sup> Thursday of the month to ask your questions. This meeting is for the maintenance committee to report to Board and address Board questions/concerns.  
Tim H.: Due to quality of information received, the Maintenance Committee prefers Wiremen Electric.  
Darren P.: Made a motion the Board spend up to \$1220 to repair & update the lighting in both bathrooms. Louis 2<sup>nd</sup>. All in favor. Motion passed.

C. Discussion of Maintenance Committee's meeting and recommendations

Tim H.: Street light proposal . Two (2) fixtures, for test purposes, have been replaced . one by the bocce ball court and the other by Darren's office. One has lesser lumen than the other. Will review to see what works best . want adequate lighting without brightness being a problem for surrounding homeowners.

Dennis S.: The one at the bocce ball court needs more lumen.

Question from floor: What is the life expectancy of these LEDs?

Dennis S.: Believes they are all estimated at 50,000 hours.

Tim H.: Solar light installed at mailboxes on Brentwood. Ty Hill is making a different mount in order to improve the area lighting.

Tim H.: Electrical meters have all been found and our findings disagree with Valley Electric's map of the community. We are having a meeting pending with them to correct this and have a whole handful of bills that need to be reconciled with where the actual meters are so we can accurately follow the charges.

Jerry H.: Reminder - we have extra light poles if needed.

Tim H.: Golf course sprinkler on Brentwood by the dumpster has been removed. The garbage truck was repeatedly driving over it & damaging it in the process. Have replaced some of the grass with rock. Work completed.

Items coming up: Fan in exercise room needs to be replaced. Supposed to have a remote control . unknown where it is.

Michael M.: Someone has removed some signs on private property. Reminder that it is the job of the ACC, not individual residents, to deal with signage that is inappropriate. The Rules & Regulations allow for certain signage.

Darren P.: Rules & Regulations Section 14: Advertisements *-All exterior signs and advertising flags, including but not limited to for-sale signs and garage sales signs, are prohibited. However, Owners/Lessees may home or on the side of the home facing the street stating that the home is for sale or exchange. Such sign shall not exceed twenty-four (24) inches in width and eighteen (18) inches in height and such sign shall state only the name and telephone number of the Owner or his/her agent. Classified advertisement may be published in the Senior Moments Newsletter, on the DesertGreens Website, and/or placed on the clubhouse Bulletin Board outside the clubhouse office.*

ACC should enforce the rules as written or the Board should change the rule/regulation.

Michael M.: If you have questions about Desert Greens Properties, please address them to Darren P., not the Board.

5. HomeownersqForum *(Homeowners may address the Board on issues that concern the community. Except in an emergency, no action will be taken on issues not on the agenda.)*No comments

9. Adjournment:Arlene C. made a motion to adjourn; Darren P. 2<sup>nd</sup>; all in favor; Meeting adjourned at 10:44

SUBMITTED BY: Linda Axford, Secretary