



Date: April 09, 2021  
Time: 1:00 PM  
Place: Electronic Meeting

1. **Call to order and Roll Call:** President Bob Dahm called the virtual meeting to order at 1:00pm. Other board members present electronically were: Mike Banks, Sandy Bird, John Coleman, and Gerry Peterson. Absent were: Scott Chancellor and Dick Davis. Cadden Manager, Tricia Beeler and 10 homeowners also attended electronically.

2. **Approve Minutes:** The Board meeting minutes of March 12, 2021 were approved and placed on record.

3. **Financial Report:** Mike Banks: As of March 31, 2021

Funds in Operating Account:	\$ 96,273.72
Funds in Reserve Account:	\$ 24,370.88
Total Assets:	\$ <u>120,644.60</u>

Budget Comparison:	<u>Actual</u>	<u>Budget</u>	<u>Variance</u>
Income	\$ 21.13	\$ 70.00	\$ (48.87)
Expense	\$ 5,383.49	\$ 7,035.00	\$ (1,651.51)

4. **Managers' Report:** Tricia Beeler:

- A. Pagoda lights are checked and repaired on a regular basis.
- B. Tricia received a bid from Horn for Pre and Post Emergent application along Desert Bell.
- C. Tricia talked to Points West about removing Mistletoe in trees. They have a 15' height restriction so we may seek other companies to bid on tree trimming.

5. **Committee and Liaison Reports:**

A. **Landscape and Maintenance:** Bob Dahm:

- i. Bob addressed the complaints about Monstrosity's tree trimming. We will seek bids from other companies for future tree trimming services.
- ii. Mistletoe was reported to be in various trees along Desert Bell. The Board is pursuing three companies for bids to remove it. Homeowners, Todd Gould, Nancy Gould, and Barbara Wuehrmanna agreed to help as consultants if needed.
- iii. Points West is preparing a landscape plan, omitting gravel, for the 3 remaining medians on Desert Bell.
- iv. Points West will continue doing work at the same price as in prior years until a formal contract is signed.
- v. Pre-Emergent bids were discussed, and a motion made and seconded to contract Points West to: **Apply pre-emergent twice a year at a cost not to exceed \$5,200.** Motion passed by all.

- B. **Website:** [www.lascampanas.info](http://www.lascampanas.info) Scott Chancellor and Sandy Bird are working to add new categories to give the ability to post Links and non-urgent notices from ADOT, GVC and Local Community Announcements. This will help to minimize e-blasts from HOA's Communications Liaisons. Time sensitive posts will continue to be disseminated by the Communications Liaisons.
- C. **Operating Procedure Committee:** Bob Dahm: The committee's work is ongoing. Currently, they are working to resolve issues with the "Contract" portion.

6. **Old Business:**

- A. **Assets and Reserve Program.** John Coleman and Scott Chancellor continue to collect information and identify assets.

7. **New Business:**

- A. **Future Board Meeting Locations.** The GVR Cottonwood Room has been reserved from May through September for monthly face-to-face meetings. After discussing, a motion was made and seconded to: **Meet via "GoToMeeting" in May.** Motion passed by all. Bob Dahm will cancel the room reservation for May.

8. **Announcements:**

The next scheduled Board meeting will be a virtual meeting on Friday, May 14<sup>th</sup> at 1pm.

9. **Non-Board Member Comments:**

- A. Sonoma residents are requesting to renovate front yards with plants that are drought resistant but not listed in the LC Design Guidelines. Sonoma requests that LCCA leave the plant selection up to the discretion of the various HOA Design Review Boards, with a provision to comply with 'drought resistant' status. The LC Design Review Committee will meet, discuss, and let Sonoma know how the issue can be resolved quickly.

10. **Adjourn:** A motion to adjourn was seconded and approved by all at 1:48pm.

Respectfully submitted,

Sandy Bird, LCCA Secretary

Approved by motion on May 14, 2021