**SAMALAYUCA IMPROVEMENT ASSOCIATION BOARD MEETING**

**August 13, 2024 – Minutes**

Board Members Present: Kevin O’Brien, Amy Graham, Mark Koskiniemi, Larry Bourne, Leslie Michotte

Guests: Karen (Leslie’s sister)

Determination of Quorum: Kevin called the meeting to order at 6:34 p.m. and determined a quorum was present.

Approval of Minutes: Minutes for the June board meeting were distributed. Larry moved and Kevin seconded to approve the minutes. Motion carried.

President’s Report: Kevin reviewed highlights of many items that will be covered in committee and new/old business below.

Vice President’s Report: Sam was unavailable, no report.

Treasurer’s Report: Bank of America balance is $8,942.64, the main expenses for the past month were TEP ($2070.08), pool service and chemicals ($780), Pima County ($1400 – a double payment was made, so we may get $700 back or have a credit on our account), $300 for local neighbor youth yard workers, $847.86 for chemical feed pump, $9151.60 for the painting of the tennis court, and trash ($833.34).

Committee Reports:

Architectural Review Committee: Projects – 750 Comobabi work ongoing on a new wall; 975 Comobabi (nothing to report); 1149 Samalayuca, no additional progress; 876 Samalayuca garage addition.

Area A Committee: Discussion continued on security camera and placement in Area A after additional clubhouse and pool vandalism. We continue to experience regular negative activity in the clubhouse/pool area.

After one of the recent heavy storms, Larry and Kevin removed the backboard at the tennis court. Thanks for removing this potential hazard.

A list of work items was generated for the landscaping service.

Water Committee (Water Conservation and Drought Preparedness): No update to report.

Water System Committee: A contractor has now been assigned to our community for completion of the EPA Lead/Copper inventory. The contractor is CDM Smith.

Social Committee: The Back to School Party was appreciated by many of the neighborhood students and gave them a chance to for an end of summer get together. Potential fall activities are the Fall Clean-up with a follow up Fall band/potluck or holding the latter event separately.

Old Business: Work continues on updating the emergency water plan.

More discussion on the question of how dues will be paid going forward. Once some choices are settled on, a communication will be needed in time for the annual meeting of the members. The leading options being discussed are paying by check in the annual amount, or electronically by quarter or monthly to avoid the processing of checks each month. A review of our documents will be done to determine which options would be consistent with them.

It would be good to get some leads on quotes for any Area A wall repairs we want done.

New Business:

Discussion of holding a pickleball day to acquaint interested neighbors with our newly painted court that includes two pickleball courts.

The question of any interest in the association checking into having a cell tower in some unused corner of Area A which might be a way to increase our income. Some preliminary work will be done to see if there would be a significant benefit.

Adjournment: Larry moved and Amy seconded - Meeting adjourned at 7:36 p.m.

Next meeting: The next regular board meeting will be September 10th.