**Final**

**Villa Monterey 6 Board Meeting**

**\*November 11th, 2019 Meeting Minutes\***

The President, Pete Marsden, called the meeting to order at 6:00 pm at the Ramada. Meeting adjourned at 8:00pm.

A quorum was determined: Pete Marsden, Deb Weinstein, Sheilah Edmundson, Linda Brown, Bob Miller, and Jim Villota.

Absent: Jim Edmundson

Minutes from 10/07/19 were approved with some minor changes to be sent via email for final approval and posting.

**Board Member / Committee Reports – (Committee Reports will be limited to 10 minutes each)**

**Treasurer:** Over budget on Utilities, but for overall expenses we are $2,186 under budget. Total income is up over 2018 due to transfer fees from home sales.

**Secretary:** Two homes for sale. One on Medlock under contract.

**Architectural/Design Review Compliance:**

* Home Owner Requests: One denial on planting new tree in front yard. – Tree would grow to 90 ft. tall and could has invasive roots.
* Terry Schneider suggested having Boy Scouts assist homeowners on Chaparral in pulling weeds and cleaning up front yards. It was suggested that perhaps the Boy Scouts could assist in back yards as well. Terry Schneider will coordinate with Linda.

**Landscape / Roof Rat:** Deb to let Bob know if she needs more bait stations and he will order. Deb to decide where to put new stations.

**Pool Furniture:** Pool furniture committee presented furniture recommendations (see below)

**Web Content Committee:** Content committee had not met. Tabled until next meeting

**Unfinished Business**

1. Plan for replacement / repair of spa heater and canopy cover. 4TH qtr of 2019. (approx. $5,000) – Tabled
2. Pool Furniture Committee and Committee Chairperson. Progress report
   * Members of the Pool committee presented their thorough research and recommendation was to purchase pool furniture made by Tropitone. The Board approved submitted bid. Pete will look into whether the HOA is tax exempt and will let Arylnn know prior to invoicing.
3. Painting of fencing above brick wall of pool area / start date / volunteers needed
   * Sheilah to get paint supplies. Sheilah, Pete, Jim V and Bob to start painting on Saturday 11/16.
4. Sewer Line issues

* Sheilah to provide draft write-up for review – Work in progress
* As several homeowners have experienced issues with sewer lines, a discussion was held regarding the best method to alert residents of probable sewer issues and best way to rectify.
* It has been suggested that the Board pull together helpful information (neutral facts and no vendor recommendations) to help raise awareness and encourage homeowners to do their own research

1. Scottsdale Water Rebate - converting Ramada area to desert landscaping. – Deb W, Linda B and Jim volunteered to explore landscaping alternatives. Also explore potentially Inviting a neutral expert (eg. from the City) to discuss topic at the annual meeting – Tabled to next meeting
2. Holiday Dinner
   * Committee Chairperson / Date (12/7/19 – 5-7 pm)
   * Linda B /Bob M – Co-Chairs / various volunteers to set up / serve / tear down
   * No budget was determined. Bob to order food amounts similar to last year. A sign-in table and name tags would be made available.
3. Concerns of a property being rented out – Medlock Ave

Pete to prepare letter for Board approval and send to homeowner.

2020 Dues Letters - Sheilah to email Pete updated directory. Pete to prepare dues letters and include one-page update to directories. Dues letter need to go out by 12/31/19.