**Villa Monterey 6 Board Meeting**

**FINAL**

**\*May 11, 2020 Meeting Minutes\***

The President, Pete Marsden, called the meeting to order at 6:00 pm at 5031 N 77th Place. New location and abbreviated agenda due to Ramada being closed – COVID 19. Meeting adjourned at 7:00pm.

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

Minutes from 4/13/20 Meeting were approved

**Treasurer:** As of April 30, 2020

* Business Savings= $24,313.93
* Check book balance = 8,652.38
* Expenses = $2,111.12

**Secretary/Real Estate:** One home under contract, one for sale.

**Architectural/Design Review Compliance:**

* ACC followed up on and resolved several concerns regarding overgrown yards.
* The Board requested residents be sent a newsletter dedicated to landscaping reminders (Palm tree, fruit removal and general front yard maintenance).

**Landscape / Roof Rat:** No new rat activity reported. Due to COVID19 virus concerns, the committee has backed off from entering resident’s homes to re-fill bait traps. However, if someone is having an issue, the committee will work with the resident to resolve.

**Web Content Committee:** Content committee had not met.

Unfinished Business

1. Sewer Line issues **TABLED**

* Sheilah to provide draft write-up for review.
* 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 - **TABLED** converting Ramada area to desert landscaping. – Deb W and Jim to explore landscaping alternatives. - **The Board decided to pursue getting an estimate from the city on water savings.**
2. Revised “Renovator” letter for future transfers. Seeking BOD review and approval. **TABLED**
3. Canvas cover for Spa heater/pump area – **Pete looking into cost**

New Business

1. 5114 N 78th PL - Homeowner is wanting to expand the backyard and build a new wall. Plans have been submitted to the Board for review and vote. Revised plans submitted for 7’ setback from sidewalk per COS requirement. Numerous neighbors have approved the project. – **Several residents attended the Board meeting and expressed their support for the homeowner to build a new wall. The Board then went into executive session and approved the wall.**
2. Issue concerning tree between neighbors on Chaparral – **Issue resolved**
3. Pool furniture issues – Moving of tables and umbrella. How should we address. – **Board decided to wait until the Governor issues order to re-open community pools. Update – Pool was re-opened on May 15.**
4. Victoria Billing resigned. Do we actively solicit replacements, operate with 6 until next election? – **Unless someone comes forward to volunteer, Board has agreed to run with 6 members.**
5. Light Post Painting Project – **The Board discussed the following steps:**
6. **Inspect lamp posts and determine which need attention**
7. **Send Letter to homeowners whose post(s) needs repainting and advising them of their options:**
   1. **Paint themselves**
   2. **Hire Contractor – Need to get quotes for painting**

**A timeline was not determined for when we will start the project.**