

# Final

Villa Monterey 6 Board  
Meeting Minutes  
Tuesday January 14th  
2025

At 5:30pm, Board President Linda Lucas called the meeting to order. The meeting adjourned at 6:05 pm. A quorum was determined: Linda Lucas, Kari Holt, Jennifer Ramsden, and Greg Tipton were in attendance. Ten residents were in attendance. December meeting minutes were approved.

## **Board Member / Committee Reports**

1. Treasurer Report - \$ 5 7 , 3 3 3 . 2 0
2. Dues Account- \$779.47
3. Capital Contribution Account – \$7,078.62
4. Reserves Account- \$49,071.48
5. April Expenses - \$2,208.83
6. Secretary report –Jennifer Ramsden talked about various email blasts gone out in the past month to the community serving as reminders and pool news.
7. Web Content –Lori Huckle continues to keep our website up to date monthly including monthly Board Agendas, Newsletters and Financials.
8. Real Estate – Lori Huckle reported that VM 6 Real Estate is still very quiet with no homes currently on the market. There may be a couple coming on the market this year.
9. ACC – Steve Counsell reported 2 change requests have been submitted. One has been approved and the other approved pending clarification. A couple notices have been sent out to residents regarding various front property issues.
10. Facilities –Greg Tipton reported that our cleaning supply closet has just been fully restocked with supplies for Housekeeping and 2 new propane tanks have been purchased for the Ramada area.
11. Community Liaison Report-Linda Lucas, in Suzie Cary's absence reported that the Newsletter is Suzie's still focus as well as supporting our Board President and the ACC when needed. She is open to ideas for future Newsletters from residents.

## **Ongoing Business**

- A. Scottsdale PD Safety Meeting – Board Member / Committee Scottsdale PD has not responded at this point with a date, so this meeting is work in progress.

- B. HOA Christmas Party Holiday Celebration - Board Member / Committee : Karen Brosnan gave a Holiday Party Re-cap. This year there were 63 attendees ( up 6 from last year ). Eleven attendees were non-members. Three were family guests and 8 guests were from VM 7. The total revenue collected for the party was \$843 ; \$623 coming from residents and \$220 coming from non-residents. Three meals were boxed and delivered to shut in neighbors. The cost of catering was \$1455 but VM 6 paid less than that due to the “family and friends discount” . A cash tip was given to the Caterers. Tori Weeks created and donated the invitations gratis. Bob Miller and Marcia Dinneen donated the poinsettia plants. Bob Miller donated the water and there were 32 donated gifts for the raffle.
- C. 2025 Budget Approved by Board – Board Member / Committee: The 2025 Budget was approved by the Board and will be presented at the Annual Meeting.
- D. 2025 Reserve Study Update – Board Member / Committee: Treasurer Kari Holt has been working hard on our Reserve Study and the results will be revealed at the Annual Meeting.
- E. 78<sup>th</sup> Street Median – Board Member / Committee: Lori Huckle has been communicating with the COS . They are still working on the final outcome. Most likely, all the grass and trees will be removed and replaced with gravel and desert plants. This process is being mitigated between the COS Mayor’s Office and Scottsdale Monterey.

New Business:

- A. Street Parking – Law changes as of 6/30/2025 - Board Member / Committee: Due to HB2298, for HOA’s to maintain control of street parking, a majority of members must vote to maintain control. Information will go out in an email blast and be on the February agenda. The vote will be included with the Annual Meeting packet.
- B. March Annual Meeting – Board Member / Committee : An Election Committee will be formed in January along with election item timelines.

**Next Board Meeting: Tuesday February 11<sup>th</sup>, 2025**