



Board of Directors Meeting Agenda

2/20/2025 6:00pm – 6:30pm @ the Frank & Judy's home

Board Attendees: Sam Baird, Frank Tometich, Bill Starkweather, Byron Ayle, Bil Doyle, Dan Starr

Owner Attendees: Dara Goroff, Diane Froude

Agenda:

- Approved December 2024 Board meeting minutes
- Approved Financials through January 2025
- Byron Ayle and Bill Doyle stepping away from the Board in April 2025. Dan Starr to assume President position in April 2025. Dara Goroff to assume Secretary position from Byron.
- Financial Update
 - Sam check on a HOA credit card with Wells Fargo; unable to do on our account
 - Sam to add Dan Starr to the accounts
- Agreed on the time and date of the Annual meeting in April as 4/5/2025, 2-3pm
- Committee Updates/New Business
 - Grounds – no issues outside normal sprinkler repairs
 - Trees – hardwood trimming in process, olive spraying in March
 - Pool – see below
 - Courts – lights reported on in evening when court is unoccupied. Board will turn off breaker to save electricity. Questions on what electric billing these fall under (Sam to investigate meters from electric billings)
 - Compliance – recurring water leak on 14235 N 2nd Ave, Dan notified Owner
- Projects
 - APS street lighting replacement (Dan) - COMPLETE
 - Pool resurfacing, deck resurfacing, spa area addition (Bill S.)
 - Pool and decking is on schedule
 - Possible small expense for aerator leak
 - Discussion on fire pit, do we need this or not. Discussion on furniture, amount and type. Decided to wait until pool and deck is complete to understand funds remaining to make furniture, firepit and grass replacement decisions.
 - Pathway lighting will need to be addressed soon. Board to wait until pool renovation is complete, potential funds remaining to address pathway lighting.
- Owner discussions
 - Diane Froude – concerns with landscaping (grass) and sprinklers near home causing damage to home and pony walls. Diane suggested replacing grass with gravel. Bill Doyle asked Diane to formalize the request via email with details of project (Diana sent request to Board email on 2/22, currently under review by Board)

EXECUTIVE SESSION – not needed