

Monthly Board Meeting Minutes

November 4, 2019

Call to Order: 9:01AM

Board Members Present – Craig Sjodin, Bev Pettit, Sandra Barnes, Susan Marchi, Masha Cain, Sandy Mucci

President's Opening Remarks – On to reports and agenda items.

Secretary's Report: October 2019 Board Meeting Minutes approved.

Treasurer's Report: October 2019 Financials read and approved.

OLD BUSINESS

We continue with ongoing reporting from Patti Frinzi, Mike Sikes and Craig Sjodin regarding the issues confronting us with the City of Scottsdale Historic Preservation Commission. Thus far the city has approved nothing new in the way of guidelines or the change request processes. Most homeowners in other units, including ours, are willing to investigate what process it will take, as well as legal requirements, to remove ourselves from the historic designation. We may have to resort to lobbying the City Council to get someone to listen to us.

Homeowners are still reminded not to feed birds in our neighborhood. Also, it has been reported that food is being left in the area of the oleanders on 79th Street. There is now fear that these food scraps will attract coyotes and feral cats. Susan Marchi will contact La Villita for a landscape trim on the oleander. Anyone seeing food being placed in the area, please contact any board member.

The problems with electrical and lamp posts at the Coolidge entry rotary have been completed. Our unit shared expenses at 20% of the total. We paid \$460 for the work at completion.

Susan Marchi will post the Committee Chairperson and Volunteer Descriptions in the library by the end of November.

Smokers at the Ramada park area will find that the board has approved cigarette disposal bins and signage regarding disposing of cigarette butts. All smokers must maintain 20 feet or more from ventilation systems, open windows and open doors. The west side of the Ramada building on the new concrete pad is the area approved for smoking.

Lamp Posts and Lamp Post Toppers are the responsibility of the homeowner. The board will replace bulbs only. Descriptions and costs for toppers are posted in the Ramada at about \$50 for a new topper matching our existing toppers. The common walkway area to the pool has had a successful repair to the pole and all in working order. A neighbor on Northland had their post and topper repaired as well.

COMMITTEE REPORTS

Ramada and Park: Bill Mucci

Sprinklers have been adjusted. Grass seed has been spread and Bill will do a walk through with the landscape vendor to ensure that seed and fertilizer are spread evenly. The board approved hiring the pest control vendor for regular spraying to halt ants and bugs. In addition, Marsha Cain donated a wonderful pergola to the park area. Thanks to the volunteers that helped move it to the park.

Pool and Spa: Bill Mucci

The gas and solar is on and working for the pool and spa. PLEASE ensure that the spa cover is always removed when using the spa and that the cover is returned to a full covered position upon leaving or immediately after use of the spa. If you have guests.... they MUST have a pool pass. Call any board member for passes when needed.

Landscape Planning: Sandra Barnes

Dead plants in front of the Ramada have been removed and/or replaced.

Compliance: Bev Pettit

A long list of compliance issues has come to the attention of the board. Door tags are first placed giving the homeowners the issue at hand and reasonable time to correct the problem. A phone call follows up when the compliance issue has been ignored. The board will take up discussion of a fee schedule and managing compliance fines and non-compliance. It is our desire as a board to solve problems before any fine to be levied.

Newsletter: Patti Frinzi and Mike Sikes

November issue coming soon and those members without email access will find a hand delivery.

Web Page and Directory: Sue Carey

An addendum for the directory listing new members and their contact information is available through Sue Carey.

Library: Ann Lane

No problems. Lots of great books.

Real Estate: Joan Hunsinger

Joan submitted a report and agreed to stay on in the role of chairperson. Villa Monterey Unit 5/5a has 5 homes on the market. Three homes are for sale, one pending and one coming soon.

4806 78th Place - \$369,000

7817 Northland - \$419,000

7821 Mariposa – \$425,000

Pending at 7823 Coolidge

One coming soon on Northland

18 homes for sale in all of Villa Monterey with 3 under contract.

Ramada Interior and Reservations: Carolina Grandstaff and Kathy Hartman will fill in for Gayle Sjodin to ensure that supplies are ready when needed.

Street Lighting: Craig Sjodin

Bulb to be replaced on Coolidge.

Social Committee and Cocktail Parties: Sandra Barnes and Marsha Cain

Sandra and Marsha Cain will work together on all special and cocktail parties. Halloween was a great success. Party host/hostess needed for Feb., March and April. Planning has begun for Christmas Holiday Party on December 14th. More information will be provided very soon.

Coffee: Madeline Krska

Next coffee to be December 1st.

NEW BUSINESS

Doggy Playtime on Saturday mornings has been rescinded. Service dogs and Therapy dogs allowed in the Ramada park area is being researched and the board will continue this discussion at the December meeting under OLD BUSINESS.

Funding a sound and micro-phone system for meetings will be discussed next month. Research to be conducted for pricing.

An intense cost analysis done by Sandy Mucci shows that in order to increase our Non-allocated Funds, create a 2020 Budget considering rising costs and restoring our Reserve Fund to the goal of \$49,000 we should consider a raise in our yearly HOA dues. A recommendation was made to raise the yearly MPA VM HOA dues to \$650 and this was approved by the board. One board member voted NO and one board member was unavailable for the vote.

OPEN FORUM

There continue to be problems with cars blocking the ADA walkways and fire hydrants. Bev Pettit will research with City of Scottsdale and ADOT as to getting signage and painting to delineate these non-parking areas.

There are patches of peeling paint on the Ramada – will check with Craig Sjodin as to the contractor for this recent project for corrections to the peeling areas.

Adjournment: 10:35AM