

San Marcos Estates Homeowners' Association
Open Board Meeting Minutes

May 8, 2017

Facilitator: Bart Salzman, President Location: Chandler Christian Comm. Center

Directors Present: Bart Salzman, Rich Sisco, John McDougal, Anthony Dobbs, Kathleen Coleman

Attendees: Renee Gordon, Manager

Call to order - Bart Salzman called the meeting to order at 6:33 PM.

Open Forum - The board did not hold an open forum since no other homeowners attended the meeting.

I. Approval of minutes from the last meeting

Anthony moved and Kathleen seconded the motion to approve the minutes of the March 20, 2017 meeting as recorded.

Action: The motion carried unanimously.

II. President's Report

Bart reported that he filed an online police report on April 28 regarding six stolen "Slow Down" signs the HOA had recently purchased and installed. He also handled a homeowner's questions about construction and placement of a shed.

III. Treasurer's Report

Kathleen distributed statements and balance sheets which showed balances of \$116,129.70 at the end of March and \$118,385.42 at the end of April.

Bart moved and John seconded the motion to approve the Treasurer's Report for March and April.

Action: The motion carried unanimously.

IV. Committee Reports

A. We Care: Bart reported that the only activity was routine weed pulling and spraying near the mail boxes. Homeowners on adjacent properties ought to weed these areas, but often they do not.

B. Architectural: John reported the approval of several painting projects, paver placements and a planter.

C. Beautification:

Rich reported that the committee is satisfied with the appearance of the elm trees on Evergreen St. following the winter pruning by DLP. Branches are still covering one of the street lights. Bart will ask Tom to prune more in this area.

Rich is in discussion with Tom about finishing the Pecos entrance median planting, adding plants in the retention basin perimeter, thinning plants in the retention basin perimeter and rejuvenating shrubs along Fairview and Evergreen Streets. The Directors favored continuing these discussions and developing a multi-year plan for accomplishing the work.

D. Social:

Bart asked for a volunteer to serve as greeter at the Peter Piper pizza party on June 17. Kathleen volunteered.

E. Block Watch: No report.

V. Management Report

Renee submitted a written report and highlighted the item concerning the rental questionnaire. Three homeowners returned the questionnaire.

Bart presented a letter and response form he composed for the purposes of informing renters about the HOA and obtaining the renters' contact information. Renee will distribute this letter to all rental properties.

VI. Old Business

A. Slow Down signs. Bart reported that the Chandler Police Dept. recommended petitioning the City for permanent signs.

Kathleen moved and John seconded the motion to petition the City to provided permanent signs to caution drivers about speeding.

Action: The motion carried unanimously.

Renee will draft the petition. Kathleen suggested presenting the petition at the pizza party.

B. Gopher Control. Bart reported he needs professional assistance to control gophers. He has evaluated a new extermination service, Bug Out, that seems to be effective at controlling gophers and other pests.

Bart moved and Kathleen seconded the motion to hire Bug Out for gopher control at the cost of \$25 per week on a week to week basis as needed.

Action: The motion carried unanimously.

VII. New business

A. Identifying walls needing painting. Renee volunteered Phil to identify walls needing painting and submit a list to the Board for the next meeting.

B. Next meeting

The next Open Board Meeting will be Monday, July 31, 2017 at 6:30 PM in the Chandler Christian Community Center.

VIII. Adjournment

There being no further matters to discuss, at 7:37 PM Bart moved and the Directors unanimously seconded the motion to adjourn to Executive Session.

Respectfully submitted,

Rich Sisco, Secretary.