

San Marcos Estates Homeowner's Association
Open Board Meeting Minutes
"VIA ZOOM"
November 3, 2021
7:00 P.M.

The Board of Directors Present: Bart Salzman-President
 Rich Sisco- Vice President
 Kathleen Coleman- Treasurer
 Brandi Hulbert- Secretary-arrived at 7:16pm
 Ed Evans- Director Member at Large

Recording Secretary: Renee Gordon

Owners Present: None

CALL TO ORDER

The Meeting was called to order at 7:03 p.m.

Meeting:

Kathleen made a motion, seconded by Rich, that the following resolution be adopted:

RESOLVED that the open meeting minutes from the March 16, 2020 Board Meeting be accepted as they were written.

The motion was carried unanimously.

The Board Unanimously agreed that the E-mail votes done in 2020 would become part of the record and are attached to these minutes.

President's Report

- Delinquency is at an all-time low.
- Met 10 new owners in 2020 and 9 new owners in 2021
- Property Values are at an all-time high.
- Newsletter has continued every season and Bart is applying for a new grant from the City of Chandler this month. Rich commented that the newsletter is getting better and better.
- Solar lights continue to be stolen from the Pecos entrance. An owner has recommended a new technique for attaching the solar lights so they will not be stolen and Bart will be trying that out.

Treasurer Report:

As of 12.31.20 the income was 90K and the expenses were \$95, 958. The balance in the Operating account was \$22,644.19, and the Reserve balance was \$81,365.58. There was a shortage in 2020 of \$3510.14. As of 9.30.21 The income from assessments is 72K expenses are 63K. The balance in the operating account is \$28,548.46 and in the Reserve account the balance is \$87,912.57.

The Board updated a 6-month CD and are waiting to see if interest rates get better.

Architectural Report:

It has been quiet for requests. Some owners are now starting to improve the fronts of their homes.

We Care:

Bart sprayed weeds around mail stations.

Beautification:

In 2020 we did a lot of planting, trees on Evergreen and the Pecos walkway. Mostly everything has survived. Now our focus is on the Frye side of the community. We are in the process of getting approval from the City to plant trees and plants on the east entrance. The plants on the west side are thriving. We want more variety on the median area and are trying to integrate accordingly. This work will take place in January and February 2022.

Bart asked to get the watering schedule from PRR for the whole east side entrance where the plants are struggling. Elan will email the information.

Social Committee:

The Yard Sale was on Oct.16th it was a success with 22 participants
Thank you, Brandi for putting up the signs and all your help.
There might be a Taco Truck Tuesday in the future, but nothing is certain yet.

Block Watch:

Nothing to report at this time.

Management Report:

Everything is running along accordingly. Elan will check with the landscaper to confirm they are raising their rates 10% in January 2022. Elan will email the information.

Old Business:

The Basin project is on hold per the City grant program. Rich will check on that to see if anything has developed and will let the Board know.

Kathleen put in for another TNR grant from the City and is waiting for the response.

The Board unanimously voted to reimburse Rich up to \$100 for an appointment he has made for 4 cats spaying. Bart made the motioned seconded by Ed.

New Business:

Tree Trimming:

Bart made a motion, seconded by Ed, that the following resolution be adopted:

RESOLVED that we accept the bid from Heartwood Trees for \$7585.00 work to be done in 2021 and billed in 2022. We should accept the bid from Turf and Trees for \$7,995.00 work to be done and billed in 2021. Turf and Trees will trim and remove dead branches on the Acacia Willow located on Pecos for a not to exceed \$1300.00.

The motion was carried unanimously.

2022 Budget:

The Board unanimously voted to keep the 2022 Assessment at \$36.00 per month. Bart will send Elan the completed 2022 budget next week and it will be mailed out with the Newsletter. Bart made the motion, Seconded by Kathleen

Annual Meeting:

The Annual Meeting will be held via Zoom on 12.8.21 at 7pm. There is one seat up this year for a 3 year term and Rich will be running again. Elan will get the solicitation for candidates mailed out next week.

Next Board Meeting:

The next Board Meeting will be held on January 19, 2022 at 7pm Via Zoom.

ADJOURNMENT

There being no further matters to discuss, motion was made and unanimously seconded to adjourn the meeting and go into Executive session at 7:55 p.m.

Respectfully Submitted,
Renee Gordon
Recording Secretary