

**VILLA MONTEREY UNIT ONE ANNUAL MEETING**  
**Sunday, March 20, 2016**  
**Minutes**

**WELCOME AND REVIEW OF AGENDA**

Vice President Peter Frechette called the meeting to order at 2:15 p.m. A quorum was achieved; forty-eight residents were in attendance. Peter asked if everyone received a packet which included the agenda, last years annual meeting minutes, Profit and Loss for 2015, and January 1 to March 20, 2016, income and expenses, and the Auxiliary's Profit and Loss for 2015.

Peter introduced the new residents to our community: Bill and Susan Arostegui, Elmer and Anna Marie Hunsaker, Carlyne Kennedy, Ken and Cathy Talcott, Annette and David Teeters

**APPROVAL OF MINUTES**

Linda Ross moved and Kathryn Grimco seconded that the minutes be approved as presented.

**TREASURER'S REPORT**

Mike Hamm reported that the Chase Bank Summary for January to March, 20, 2016 is in your packet. He also referred to the Profit and Loss Statement for 2015. Several disgruntled residents expressed their concerns about the amount of the legal fees for 2015. They asked for a breakdown of how much was due to Joanne Lawlor's continuous letters sent to our attorney and the Helen Siegel/Joanne Lawlor law suit against the Association. Mike said he would give a breakdown of the legal fees at the next Board meeting. Tom Prombo questioned if the delay in the installation of the signage for Villa Monterey Unit One on Miller Road and Rancho Vista Drive was due to the Association's large legal bills. Mike stated that continuing legal fees have been a concern.

Kitty Kirgis stated she is tired of having her serenity taken away by these two women who have caused issues continuously over the 20 plus years she has lived here. Kitty wanted to know why the residents have not been given information on the lawsuit. The Board assured the residents that as soon as there is a lawsuit decision they will be given a full account. The Board's attorney, Mark Lines, is hoping for a resolve soon. Tony Viti moved to accept the Treasurer's report and Joe Falduto seconded the motion.

**SECRETARY REPORT**

The Secretary, Julia Kerrigan, thanked those residents who had updated their information and reminded everyone to submit any changes to their phone numbers, addresses and e-mails. There have been many residents who would like e-mails to be published in the directory. There will be a request sent out to home owners asking them to verify if they would like their e-mail to be in the directory.

## **ELECTION RESULTS:**

Linda Ross chaired the election committee comprised of Kathy Hotchner and Dan Syllaba. She announced the winners for three year terms were Mike Nielsen and Maureen Prombo. The following were the votes:

Mike Nielsen	40 votes
Maureen Prombo	30 votes
Mike Ballard	28 votes

## **COMMITTEE REPORTS**

**Community Relations** - Kathryn Grimco reported that the Architectural Control Committee continues to monitor homeowners landscape and also color choice when painting the outside of their home. She stated she felt that the community is moving forward from the unrest that had been plaguing our community and again stressed how important and necessary it is for all of us to work together. Remember the Board is a volunteer position and they put in a great deal of time and energy to make our community a special place to live. She thanked Tony Viti and Jim Murphy former Board members for everything they have done in the past to enhance our community. Kathryn and Julia Kerrigan paid tribute to Pat Falduto, our outgoing Board member, for all her time and energy she has done for the Board behind the scenes. She is a great example of an excellent Board member and a positive community member. The Board presented her with a lovely bird of paradise plant.

**Common Area Management** - Terry Walsh thanked everyone that give of their time to volunteer at the pool area to keep our special place looking good. She stated there have been some ongoing issues with the pool and spa. Mike Nielsen and Terry have been working diligently to make sure these issues are taken care of. A fountain specialist has been hired to oversee the ongoing issues with the algae. Terry encouraged others to volunteer.

### **Neighborhood Report**

Heather McLellan reported that she would ask a representative of the City Water Department to attend our April 23 coffee to address residents concerns about the lack of a fire hydrant in our community.

### **Homeowners Forum**

Val Bennett asked that a memo be sent out to all Villa Monterey One residents inviting them to an Open House at Unit 4 for all Villa Monterey residents to see their newly renovated club house and to meet candidates running for the City of Scottsdale Council.

Rick Morine read parts of a letter that he received from Joanne Lawlor stating there is an Arizona State Law that states potlucks are illegal which includes our pool area and in private homes. The letter also went on to say our community park outdoor kitchen does not have running hot water. She stated she would have to report us to the Arizona Health Department. Joe Falduto stated that information is incorrect and there is hot running water. There is a switch under the sink that turns the hot water on. This was installed to save energy.

Heather McLellan, President of the Auxiliary, stated she too received a letter from Joanne Lawlor stating the Auxiliary could no longer have potlucks in the park because it was against the law. Heather stated she contacted the police department to verify this law. They stated, yes, there was this archaic law that is going to be rescinded soon and they are ignoring it. \*\*

Joe Falduto stated there was nothing new to report on the new development that is going to be built south of us along the canal. He did say that the builder has set aside \$78,000 in a separate fund to deal with the street closure and/or the intersection on 74th Place.

### **Auxiliary Committee**

Heather McLellan presented the Auxiliary's Profit and Loss statement and thanked everyone for their help with the Rummage Sale which netted \$414.12. She encouraged residents to sign up to volunteer and pay their dues (\$7.00 person) if they haven't already done so. Heather announced the newly elected members of the Auxiliary Board: Judy Braun, President; Linda Lacy, Vice-President; Susan Argostegui, Secretary; Heather McLellan, Treasurer. Heather presented a gift card to Terry Walsh in appreciation of always being available and helpful with all auxiliary functions.

### **Adjournment**

Meeting was adjourned at 3:00 p.m. Lunch was being provided for all residents at the conclusion of the meeting.

**\*\* Governor Doug Ducey repealed the Pot Luck Law on March 21.**