

**Villa Monterey Improvement Association
Regular Meeting of the Board of Directors**

www.villamontereyone.org

Minutes (Open Meeting)

January 18, 2020

Park Ramada

President Rick Morine called the meeting to order at 10 a.m. Directors present were Morine, Vice-President Maureen Prombo, Executive Secretary Judy Braun, Pat Falduto, Mary Copping, and Granger Macy; Frank Murphy was present by conference call. Treasurer Julia Kerrigan, Park Superintendent Terry Walsh, Newsletter Editor Tom Prombo, and Waterfront Liaison Linda Ross were also present. A quorum was reached. Twenty-one homeowners were present. Morine welcomed new homeowner Sandy Keeton.

Homeowners Forum

- 1) Chuck Lacy suggested a pool cover versus solar rings both for cost and convenience.
- 2) Keeton is concerned about feral cats and asked if they are being fed by homeowners. Braun will research city/county laws regarding roaming cats.
- 3) Karen Kelly raised concern over eroding dirt between her home and the canal. Ross will try to find out responsible parties and to whom to report the problem.

Approval of Minutes

- 1) Prombo moved and Falduto seconded to accept the May and September 2019 minutes without correction. The motion passed.

Reports

- 1) President (Morraine)
 - a) The next board meeting will be March 10, 2020, to organize and finalize plans for the annual meeting at 2 p.m. in the park on March 15, 2020.
 - b) Organization assignments and the annual meeting calendar can be found on the website.
- 2) Treasurer (Kerrigan)
 - a) End-of-year 2019 financial reports can be found on the website.
 - b) All assessments for 2019 were collected.
 - c) Income and expenses were in line with the 2019 approved budget.
- 3) Park Superintendent (Walsh)
 - a) A new fountain pump was purchased, and the fountain basin was repaired. Repairs and purchases came within \$50 of the budgeted amount. The exterior of the fountain will be sealed twice a year.
 - b) Walsh thanked Prombo and Kerrigan for the beautiful flowers and pots.
 - c) Morine extended appreciation to Walsh and her volunteers for keeping the park beautiful.

- 4) Pool Committee (Coping)
 - a) The pool committee will be repainting park furniture, installing pathway lights, installing a fire pit, and exploring ways to reduce grass around the perimeter of the park.
 - b) Coping will contact Lacy regarding his concern of solar rings versus pool cover.
- 5) Grievance Committee (Macy)
 - a) Macy reported that one non-HOA related issue arose and was resolved.
- 6) Architectural Review Committee (ARC) (Walsh)
 - a) ARC Chairperson Walsh commented on weeds and desert daisies and will send out a general message regarding them as they continue to grow.
- 7) Waterfront Project Liaison (WPL) (Ross)
 - a) WPL Linda Ross reported that the land along the west side of N. 73rd Street has been resold, and the proposed hotel has new owners. The new owners still must abide by the original terms of \$75K set aside for traffic mitigation in the Association.
 - b) Resident Kelly questioned whether electric lines along the canal will be above ground or buried. Falduto reminded residents that lines are not buried in the area.
- 8) Social Committee (Coping)
 - a) Coping thanked the committee for all the fine work and dedication this past year.
 - b) Kerrigan thanked Coping and the committee for the varied fun events in the Association.
- 9) Newsletter (Prombo)
 - a) Tom Prombo will include information from other Villa Monterey associations into the newsletter.

New Business

- 1) On behalf of the ARC, Prombo moved to accept the Lamppost Policy and the Dumpster Policy; the motion passed. Both policies will be included in the 2020 ARC Charter.
- 2) On behalf of the ARC, Prombo moved the board approve the 2020 ARC Charter. The motion passed. The 2020 ARC Charter will be included in the 2020 directory.
- 3) On behalf of the budget committee, Coping moved the board approve the 2020 Budget; the motion passed.
- 4) On behalf of the budget committee, Prombo moved the board increase the 2021 dues from \$690 to \$760 per year; the motion passed.
- 5) Prombo moved and Falduto seconded (as of February 1, 2020) to increase the disclosure fee from \$240 to \$288; the motion passed.

Homeowners Forum

Resident McLellan likes having lampposts all one color and thanks the person who changed her lightbulb.

Adjournment

The meeting was adjourned at 10:55 a.m.

Submitted by Judy Braun, executive secretary