

Villa Monterey Improvement Association
Regular Meeting of the Board of Directors
Minutes (Open Meeting)
July 20, 2020
Video Conference

President Rick Morine called the meeting to order at 5:45p.m. Directors present were Rick Morine, Maureen Prombo, Judy Braun, Marisa Upham, Mary Coping, Granger Macy, and Ed Kolstedt. Treasurer Julia Kerrigan and Park Superintendent Terry Walsh were also present. A quorum was reached. Six homeowners were present via Zoom in addition to the above.

Prombo moved and Macy seconded to accept the July 2, 2020, minutes without correction. The motion passed.

Reports

1. President

- a. There will be an executive session following this meeting.
- b. An overview of Crime Prevention Officer Safsten's visit to the neighborhood. Points included: replacement of Neighborhood Watch signs, the control and maintenance of landscaping, physical security (such as security doors, cameras, lighting), and keeping growth trimmed and maintained on canal properties.
- c. Discussion of the new streetlight map, supplied by APS, as to which lights will be on or off.
- d. Canal cleanup should be the responsibility of adjoining homeowners three feet from the ground and ten feet from the party wall.

2. Treasurer

- a. Two homeowners have not paid their July dues. Courtesy letters have been sent.

3. Park Superintendent

- a. Walsh is seeking bids for park gate locks and new park keys for all residents.

4. Neighborhood Watch (NW)

- a. Kathy Desmond reported that three faded NW signs will be replaced, and a homeowner whose bushes are concealing a fourth sign will be asked to

trim. Desmond contacted Wrubel and Martin to trim overgrown vegetation in their front yards. Homeowners who have doorbell cameras should consider registering them with the police.

5. Grievance Committee

- a. Macy wrote to the resident concerned about the rise in HOA dues for 2021.

6. Newsletter

- a. The next newsletter will be September 2020.

7. Pool and Social Committee

- a. Coping reported that replacing the cool deck will require the pool to be closed up to ten days when the weather is cooler.
- b. Due to COVID-19 there are no social events planned.

Old Business

1. Morine sent our attorney's reply regarding streetlights to the board by email.
2. Kolstedt moved to withdraw his motion of July 2 regarding lights on/off. The motion passed.

New Business

1. Kolstedt moved to keep light #2 off; Upham seconded. Prombo moved to amend the motion to leave #1 on, #2 off, #3 on, #4 on, #5 off, #6 on, #7 on, #8 off, #9 on, and #10 off. The amendment passed. The amended motion passed.
2. Light shields were suggested for lights 6 and 9. Morine said the HOA will pay for the shields at a cost of \$75 each.
3. Upham moved "Homeowners whose property abuts the canal are required to maintain on a regular basis all vegetation growth within the 10-foot easement from their wall to the canal. Vegetation growth including trees and shrubs must be cleared a minimum of three feet from the ground. Alleys, side yard property, and other easements are also the responsibility of the adjacent property owners and must be maintained on a regular basis. Homeowner maintenance shall include the clearing of all debris and litter from said easements." Kolstedt seconded the motion. The motion passed. Morine charged Walsh and Upham to produce a timeline and fine schedule for a canal clean up and to bring results to the board.

The meeting was adjourned at 6:30 p.m.

Submitted by Judy Braun, executive secretary