

Villa Monterey Improvement Association
Regular Meeting of the Board of Directors
Minutes (Open Meeting)
July 2, 2020
Video Conference

President Rick Morine called the meeting to order at 5:30 p.m. Directors present were Rick Morine, Maureen Prombo, Judy Braun, Mary Coping, Granger Macy, and Ed Kolstedt. Marisa Upham was absent with excuse. Treasurer Julia Kerrigan and Park Superintendent Terry Walsh were also present. A quorum was reached. Two homeowners in addition to the above mentioned were also present.

The June 25, 2020, meeting minutes were approved without correction.

Reports

1. President

- a. Based on Governor Ducey's mandate, signs on the park gates have been posted indicating capacity has been reduced from 20 people to 10.
- b. The website is not working properly. Our provider is working on a solution.
- c. Morine asked for volunteers to conduct the next annual audit of the association's financial records. Prombo, Braun and Walsh volunteered to be trained and to conduct the 2020 audit.
- d. Morine asked Kolstedt to obtain a copy of the ten-year contract with APS regarding the streetlights.

2. Treasurer

- a. Financial reports can be found online at www.villamontereyone.org.
- b. All but five property assessments have been received.
- c. Income and expenses are within budget.

3. Park Superintendent and Architectural Review Committee

- a. Walsh is seeking cost estimates for replacement of the disintegrating cool decking.
- b. Coping discussed rekeying the park gates, signing for newly tagged park keys, retrieving park keys upon sale of property, and charging a fee for unreturned keys upon property sale. The tag color will be

orange instead of the current yellow. The real estate liaison will work on a procedure to collect keys and security deposits for keys at closing.

4. Grievance Committee

- a. Macy reported that a resident requested dues for 2021 not be raised. Macy will contact the resident with the board's reply denying the request.

New Business

1. On behalf of the Architectural Review Committee, Morine moved that the palm tree trimming deadline be extended from July 1 to July 15, 2020. The motion passed. Notice of the date extension will be in the July newsletter, e-mailed to residents, and posted in the park.
2. On behalf of Rich Koski, Morine moved that an RV be allowed to park on the Koski driveway from July 2 to July 8. The motion passed. Morine will notify Koski.
3. Prombo moved that action on streetlights be postponed until the board receives advice from its attorney on possible liability from turning off lights; the motion to postpone passed.

Adjournment

The meeting was adjourned at 6:24 p.m.

Submitted by Judy Braun, executive secretary