

**SUNLAND VILLAGE EAST
BOARD OF DIRECTORS MEETING
Auditorium
February 14, 2013, 9:00 AM**

AMENDED MINUTES

BOARD OF DIRECTORS MEETING –9:00 AM

Board Members Present, Wyn Olson, Richard Peterson, Robert Carlton, Ed Zarr, Linda Cerf, Roy Braunberger, Mariellen Moore, Manager Dick Schinke

Wyn Olson called the meeting to order.

All stood for the Pledge of Allegiance.

After all Board Members introduced themselves, President Olson welcomed all residents present and explained how the new Board would conduct business in the future.

SECRETARY'S REPORT – Robert Carlton

The minutes for the January 16, 2013 Board Meeting were approved as amended. Mariellen Moore requested that her name and Terry Dobratz's name be recorded as a nay in regard to the Board vote to accept the Bylaws. Minutes from January 17, 2013 Election of Board Officers Meeting were approved as submitted. Minutes from February 7, 2013 Study Session Meeting were approved as submitted.

TREASURER'S REPORT – Ed Zarr

Ed presented his report to the Board. Ed reported that Michael Ginsburg, the Association's Auditor will be reviewing the current financial statements. Items will be reviewed before he prepares the 2012 tax returns. The January financials will be ready in a few weeks.

ARCHITECTURAL REPORT – Roy Braunberger

Roy presented his report to the Board.

Roy Braunberger made motion to accept Dave Hughes, Earlene Bolda, Gary and Kay Burnham, Jack and Louise Grove, Jim Mayberry, Curt Davis to be appointed to the 2013 ACC Committee, seconded by (not recorded). Passed: Unanimous

The ACC Committee received fourteen (14) requests for architectural changes. Thirteen (13) were approved. ACC was notified of three (3) violations of the CC&R's. There was one (1) second violation and no letters of intent were sent.

SECURITY REPORT – Mariellen Moore

47 garage doors were left open during the month and a male resident was hit by a car. He did not have an ID on him and his name went unknown for several days. A suggestion was made that all bike owners should register their bikes. Forms are in the office for this purpose.

MANAGER'S REPORT – Dick Schinke

Dick presented his report to the Board.

Completed Items:

- Installation of video and sound system in Palo Verde Building is complete.
- Inspected the newly planted trees and they are alive.

Work in Progress:

- The prices received for replacing our security cameras range from \$7,000 to \$16,000. We have decided to look for a company who can make repairs on our old system if possible.
- Five (5) more skunks have been removed. There was a report of coyote stalking small dogs. Joe Dewolf will try to catch this coyote and remove him.

The maintenance staff will continue to do their job with a part time man. We have an excellent group of dedicated people on staff.

PRESIDENT'S REPORT – Wyn Olson

President Olson thanked the previous Board for their efforts and asked former Board Members in the audience to stand and be recognized.

CONTINUING BUSINESS:

Automated External Defibrillators

At the February 7, 2013 Study Session, Paul Herman made a presentation about the benefits of installing an AED and asked the Board to consider purchasing AEDs for the Auditorium and North pool. **Motion made by Bob Carlton Second by Mariellen Moore** Motion Failed: **3 Yeas ,3 Nays (tie broken by President Wyn Olson)**

Linda Cerf made motion to amend the motion made February 7, 2013 to state that the manager shall obtain price quotes from other AED vendors for consideration by the Board, seconded by Bob Carlton (not recorded) . Passed: 5 Yeas , 1 Nay

NEW BUSINESS:

Additional storage space at the North Complex for the SVE maintenance

Robert Carlton made a motion the Community Manager shall investigate the construction of a storage shed to be located at the North Complex including but not limited to building type, location and costs. The Community Manager shall prepare and present a written report of the results of the investigation at the SVE Board Study Session on March 7, 2013, seconded by Ed Zarr (not recorded) Passed Unanimously

Storage shelving at the Palo Verde building

Ed Zarr made motion to purchase and install two (2) ONRAX Ascension series motorized overhead storage racks (3/5' X 8.0') in the hall area at a cost of \$1,000 per rack. The funds to pay for the storage racks would come from the Brick Wall Fund, seconded Roy Braunberger (not recorded). Three (3) yeas, four (4) nays. Motion failed.

Community Associations Institute (CAI) Membership

Robert Carlton made motion that the Sunland Village East Homeowners Association shall become a member of CAI and its Central Arizona Chapter. The Board hereby authorizes the Community Manager to make all the necessary arrangements for membership including payment of annual membership dues of \$515.00 consisting of \$500.00 annual dues for a 7-member Board plus a mandatory Advocacy Support Fee of \$15.00. (\$515.00 total), motion failed due to lack of a second.

Reserve Study

Robert Carlton made motion the Board authorizes the Board Secretary and the Community Manager to research the possibility of a Professional Reserve Study from Association of Professional Reserve Analysts. All bids would be completed by April 1, 2013. (This is a summary of my motion) Ed Zarr asked for clarification that this was only for research and not a motion to do a Study only, answer was “,this is only an investigation to do a study.”

Motion was seconded by Mariellen Moore. Five (5) Yeas, one (1) Nay. Motion passed.

Pickleball

Manager Dick Schinke and Pickleball Club former President Dan Oborn presented three (3) bids for the construction of three (3) pickleball courts at the South Complex.

Ed Zarr made motion to approve the bid from David Marburger Inc. for approximately \$70,000 to construct the courts. Bob Carlton made a motion to amend the motion and to make it subject to verification that the Association has the funds to proceed with this project and where are the funds coming from seconded by Mariellen Moore (not recorded). Five (5) yeas, One (1) nay. Motion passed.

Mediation

Board President Wyn Olson announced that the Board would discuss the proposal of mediation to avoid possible litigation after reviewing a legal opinion obtained from the Association's Legal Counsel at a Board Executive Session immediately following this Board Meeting before the Board responds to this proposal.

Meeting Adjourned, 10:55 AM

OPEN SESSION

Canceled by President Olson

SUBMITTED BY

IRWIN L. OLSON

Secretary

(Amendment approved on April 11, 2013)