

# SUNLAND VILLAGE EAST ASSOCIATION

## SVE BOARD OF DIRECTOR'S MEETING

**March 13, 2014**

The SVE Board of Director's Meeting was called to order at 9:00 a.m.

Presiding Officer – President Richard Peterson

All stood for the Pledge of Allegiance

Board Members Present: Richard Peterson, Linda Cerf, Arden Freeman, Ed Zarr, Jack Grove, John Hewitt, Bill Randall, and Manager Lisa Titmas

### **Secretary's Report** – Approval of Minutes:

The SVE Board of Director's Special Meeting/Election of Officers on January 16, 2014 – Linda Cerf motioned to approve the minutes as posted, seconded by Arden Freeman. Yeas – Linda Cerf, Arden Freeman, Jack Grove, John Hewitt, Bill Randall, Ed Zarr. No Nays. Passed

The SVE Board of Director's Board Meeting Minutes on February 13, 2014 - Linda Cerf motioned to approve the minutes as posted, seconded by Arden Freeman. Yeas – Linda Cerf, Arden Freeman, Jack Grove, John Hewitt, Bill Randall, Ed Zarr. No Nays. Passed

The SVE Board of Director's Special Meeting/ACC Common Areas on February 17, 2014 – Arden Freeman motioned to approve the minutes as posted, seconded by Linda Cerf. Yeas – Linda Cerf, Arden Freeman, Jack Grove, John Hewitt, Bill Randall. No Nays. Passed

The SVE Board of Director's Special Meeting/Study Session Minutes on March 6, 2014 – Ed Zarr motioned to approve the minutes as posted; seconded by Arden Freeman. Yeas – Linda Cerf, Arden Freeman, Jack Grove, John Hewitt, Bill Randall. No Nays. Passed

**Treasurer's Report** – given by Ed Zarr. On the Statement of Operations, the total revenue year to date is \$292,307.96 which is above budget by \$35,315.41. The capital contribution for February was \$11,250.00. For the month of February, the facilities revenue is \$1840.00, the retail sales revenue is \$477.50, and the activities revenue is \$14,139.82. All of these income categories are above budget. Many of the expenses remain under budget for the year. Building repairs, payroll, scheduled maintenance and utilities expenses are under budget for the month. The year to date net income after expenses is a positive \$21,751.54 for Operations; this figure does include the Bingo expenses, and the monthly reserve allocation. As of February 28, 2014, the operations have a balance in the bank accounts and investments of over \$1.14 million dollars. In 2012, the softball club entered into an arrangement & payment plan to reimburse the association for their portion of a softball tractor used for the maintenance of the fields. The

agreement was that it would be paid off in December of 2016. We are very pleased to announce that the Softball Club has recently given the association a check and completely paid off their portion of the tractor, well ahead of schedule. Congratulations and thank you to the softball club for their achievements. On the Reserve & Capital Fund Statement, there was the monthly budgeted reserve allocation of \$10,210.00 and a Capital Contribution of \$11,250.00. As for expenses, \$829.17 was spent on the plans for the Mesa Verde Parking Lot. And \$5,154.61 was spent on the key card system. There was a year to date positive net income or surplus of \$32,278.75. As of February 28, 2014, the reserve/capital balance in the bank accounts is \$800,684.17.

### **Security Report** given by John Hewitt

1. Open garage doors -133 (14 on one night) x 5 minutes each one = 665 min = 10hr 5 min lost patrol time
2. A lot of trailers and motor homes.
3. No animals reported this month but there are skunks still around.
4. Escorts for singles and bingo.
5. 11:30 p.m. one night 2 cars and a locked bike in the tennis parking area; logged plates and makes.
6. Many lights left on during the month in the village; including Mesa Verde kitchen, arts and crafts, lapidary cutting room, and woodshop. Lights and fans left on in North fitness center, South fitness center, lights in the softball snack bar, office, billiards room, and tennis court snack bar.
7. Reported few street lights out during the month.
8. Picked up branches in the road on Kiva.

**Architectural Report** given by Jack Grove. 30 ACC requests were approved; 0 not approved; 15 violations; 2 Letters of Intent sent to residents; 8 homes sold, 10 condos sold

### **Manager's Report** given by Lisa Titmas

The flooding issue located outside the kitchen parking lot on the northeast side of the auditorium has been resolved. Drainage vents were added and the flood waters will now flow out into the green area.

The massage therapy room at the south complex is almost complete. Carpet has been laid. All that remains is adding baseboard and an interior door.

Over the next few months we will be getting bids for both the palm tree trimming project and the north courtyard roof project.

**President's Report** given by President Peterson – President Peterson gave a general overview of today's agenda which will include the Mesa Verde Parking Lot, Camera & Key Card Bids, and other issues that will be addressed by the SVE Manager. President Peterson answered a question raised by a resident. How many parking spaces will be added at the Mesa Verde parking lot? 17 cars and 14 golf cart. Another resident asked about maintenance on the camera/security system. The SVE Manager will address the maintenance of the camera/security system.

**NEW BUSINESS:**

**None**

**CONTINUING BUSINESS:**

**Mesa Verde Building parking lot** – received 3 bids. Arden Freeman motioned to accept RKW bid for \$90,834.00 to complete this project; seconded by John Hewitt. Yeas – Arden Freeman, Jack Grove, John Hewitt, Bill Randall, Ed Zarr. Nays – Linda Cerf. Passed

**Security Camera Bids** – received 2 bids. Arden Freeman motioned to accept Liberty Alarm bid for \$31,653.50 to complete this project; seconded by John Hewitt. Yeas – Linda Cerf, Arden Freeman, Jack Grove, John Hewitt, Bill Randall, Ed Zarr. No Nays. Passed

**Landscaping Bids** – received 3 bids. John Hewitt motioned to accept/renew SW Landscaping bid for \$95,500.00 for one year. Seconded by Arden Freeman. Yeas – Linda Cerf, Arden Freeman, Jack Grove, John Hewitt, Bill Randall, Ed Zarr. No Nays. Passed

Meeting Adjourned: 9:50 a.m.

Open Session

Respectfully submitted by

//////Signed//////

ARDEN FREEMAN

SVE HOA Secretary