

DRAFT

SUNLAND VILLAGE EAST ASSOCIATION
BOARD OF DIRECTORS MEETING
September 8, 2016
Auditorium

Meeting called to order by Vice President, Arden Freeman. In attendance were Linda Cerf, Mary Lynn Warren, Roy Braunberger, Bill Ralston and Manager, Lisa Titmas. John Hewitt and Jack Grove were excused.

All stood for the Pledge of Allegiance.

SECRETARY'S REPORT – Mary Lynn Warren

Motion made by Mary Lynn Warren to approve, as posted, the minutes of the study session in the Saguaro Room on September 1, 2016. Motion seconded by Bill Ralston. Vote on the motion by a show of hands was unanimous and was approved.

TREASURER'S REPORT – Linda Cerf

For the month of August, 2016 on the Statement of Operations, Operating Revenue is \$105,859.20 which is below budget for the month. Bingo revenue is also below budget. Total Revenue for the month for all areas is \$147,077.22, above budget by \$6,107.21. August expenses, five of which were above budget and the others were below budget due to the fact that payroll expenses were higher as a result of three pay periods during the month and utilities were higher due to the high temperatures and cost adjustments made by SRP during the summer months. These figures indicate a surplus or net income for Operations of \$8,402.99. On the Reserve and Capital Fund Statement, there was the monthly budgeted reserve allocation of \$10,736.33 and a Capital Contribution of \$1,500.00 indicating total expenses for the month of \$79,340.43 which is below budget. Bank accounts and investments are reconciled showing a balance in the bank of \$1,166,112.70. In addition to this figure, the Reserve/Capital balance in the bank accounts is \$907,793.32.

SECURITY REPORT – Jack Grove

For the month of August there were 45 vehicles left overnight on the streets and 42 garage doors left open. There was a gap of 10 days of un-reported activity due to a vacationing security employee but the rest of the time was patrolled by Security Guard Donald E. Little Jr a well-liked and dedicated employee of the current Universal Security Company.

ARCHITECTURAL REPORT – Roy Braunberger

There were nine (9) approval letters issued for changes, nine (9) violation letters issued and two (2) second violations letters issued. There were eight (8) exchanges of property recorded.

MANAGER'S REPORT – Lisa Titmas

There were a record number of projects completed and/or started during the month, including improvements to perimeter wall, installation of new entrance signs at Guadalupe and Hawes, a new Mesa Verde sign will be installed within the next few weeks, new refrigerator/freezer for the Palo Verde building should be arriving any day, 100 new auditorium chairs on order (with thanks to Chapel and Bingo for paying 1/3 each towards these chairs), new drinking fountains at the Mesa Verde Room and Tennis

courts, the installation of a new toilet in the bathroom off the Rosewood room, the completion of the new annual calendar now on sale in the office, and the north parking lot reseal project was completed in two (2) days. A special thanks to the wonderful staff SVE has who continue to provide the association members with quality based, elbow grease work ethics and dedication to making SVE a wonderful place to live. Clubs and groups interested in having financial requests considered for the 2017 budget must submit them by October 1, 2016 to the Association office.

VICE PRESIDENT'S REPORT - Arden Freeman

On September 1, 2016 an open meeting study session was held to discuss our SVE security and a request from the Sunland Stitchers club for additional facilities. These were reviewed and there was positive input and comments from several residents in attendance. Your Manager has given you an update on the status of the various projects that have taken place this summer. I have nothing to add to that except the appreciation of the Board members to Lisa and her staff for all the planning and effort they put forth to make these things happen. Thank you, Lisa. Appreciation also extended to Paul Christoffers who is a realtor in SVE for his generosity in awarding 10% of his commissions to various groups within our community. Since May of this year he has donated \$2,939.00 to these groups and clubs. Thank you, Paul.

NEW BUSINESS

Association Security Services Contract

Since there was no further discussion after the discussion held at the Study Session held on September 1st, a motion was made by Bill Ralston to terminate our SVE contract with Universal Security Group per the terms of their contract and to accept the proposed contract with Community Action Group as submitted September 8, 2016 for \$5,998.00 per month to be SVE's new security service. Motion seconded by Mary Lynn Warren. Vote was called by a show of hands and was unanimous and passed.

CONTINUING BUSINESS

Quilters Request for Consideration of Designated Space in the Association

After discussion was held at the Study Session on September 1st the request submitted at that time, was read for those who were not in attendance at that meeting. A motion was made by Roy Braunberger that the Sunland Stitchers Club proposal dated August 11, 2016 requesting a larger and/or additional facilities for their club be referred to the Long Range Planning committee (as soon as it is formed) for further research and consideration. Motion seconded by Bill Ralston. Vote by a show of hands was unanimous and motion was approved.

Meeting was adjourned at 9:35 a.m.
Respectfully submitted,

Mary Lynn Warren
Secretary, SVEHOA