

DRAFT

**SUNLAND VILLAGE EAST ASSOCIATION
BOARD OF DIRECTORS MEETING
January 18, 2012 7:00 PM
Auditorium**

Meeting was called to order at 7:00 p.m.

Board Members Present: Linda Peterson, , Ed Zarr, Glenda Gearhart, Charles Parcels, Wayne Berg, Curt Davis, Manager Dick Schinke, Richard Perrault, excused absence.

All stood for the Pledge of Allegiance.

SECRETARY'S REPORT – Glenda Gearhart

The minutes from December 8, 2011 and December 13, 2011 were approved as posted.

TREASURER'S REPORT – Ed Zarr

Ed presented his report to the Board (Attached A). Ed reported that the Equity SVE Capital Contribution Fund is \$244,117, the Community Improvement is \$46,436, the Palo Verde Improvement Fund is \$49,988 and the Capital Reserve Replacement Fund is \$719,834.00. Ed also reported on our Reserve Profit and Loss (Attached B). We earned \$10,266.46 in interest income for our reserves for replacement fund this year. This exceeded the prior year earnings of \$2,918.52.

He also listed the reserve expenditures for the year of 2011. Auditorium floor \$2,398.64, Mesa Verde AC \$2,620.95, North Complex parking lot \$90,917.54, Dumpster Site \$17,898.07, North Spa Resurface \$8,152.20, South Pool Deck Resurface \$10,964.73, paint perimeter walls \$9,326.72, Tennis Court Fences \$2,263.03, Shuffle Board Court \$1,417.77, Auditorium ice machine \$2,802.34, Saguario room AC \$5,947.67, Maintenance Truck \$18,649.22, North Pool shower \$4,046.79. At the end of 2011, the reserve balance is \$719,834.00. The reserve fund is fully funded according to the current reserve study.

SECURITY REPORT – Curt Davis

Curt reported except for a few garage doors, a few lights left on and some doors left unlocked, it was a very quiet month security wise. We received an "Atta boy" from the Mesa P.D. for the absence of crime in our village.

MANAGER'S REPORT – Dick Schinke

Dick presented his report to the Board.

Completed items:

- The visual, audio and lighting project performed by Peak Recording has been completed.
- Installation of the new sound system for the stage has been installed.
- The heat pump controlling heating and cooling to the North pool area buildings has been replaced.
- Re-tiling of the showers, re-plastering of the spa and re-surfacing of the spa deck in the North pool area is complete.
- Our staff repaired the leaks in the roof of the courtyard and the leak in the kitchen.
- Our crew repaired the leak and re-installed the soffit of the auditorium.

Work in Progress:

- F.V. McArthur will begin to replace the planter walls at the North entrance the first week in February. We will review the sprinkler system when their work is complete. We have been told there is a water pressure problem.

- We will be placing very nice silk plants in the Spa areas. Bobby Hughes and Sharon Schwartz are working on the arrangements.
- A treadmill motor has malfunctioned and Wayne will rebuild the existing motor for around \$500. A new motor would have cost \$1,600. The treadmill will be down until we can locate parts and rebuild the motor.
- This year two (2) of our anti-siphon valves did not pass inspection. Wayne will rebuild these valves for \$60 instead of the \$260 the inspection company wanted to charge for doing the work.
- The infrared photo cells in the south pool spa had to be special ordered. Wayne replaced one and now we have a spare and won't have to wait two(2) weeks to get it ordered.

ARCHITECTURAL REPORT – Curt Davis

Curt reported that in December there were six homes sold. There were twenty-four (24) requests and approvals. There were two (2) violations and one (1) second violation.

PRESIDENTS REPORT – Linda Peterson

President Peterson wanted to remind everyone of the open meeting Thursday at 9:30 a.m. January 19, 2012, in the Mesa Verde Room. We will be meeting with the new Board Members and electing officers. There will be no participation by other members.

The regular scheduled Coordinators Meeting will be Thursday, January 26th, in the Mesa Verde Room.

Meeting Adjourned 7:10 p.m.

Respectfully submitted,

Glenda Gearhart
Secretary, SVE HOA