

SUNLAND VILLAGE EAST ASSOCIATION  
BOARD OF DIRECTORS REGULAR BOARD MEETING  
Thursday, September 14, 2017 9 AM  
Auditorium

Meeting called to order by Treasurer, Kim Harding. Present were Mary Lynn Warren, Kim Harding, Brad Windschill, Kevin Van Pelt and Manager, Lisa Titmas. Teleconferencing in were Mark Thurn and Pam Jensen. Candace Mascquelier was excused. Motion made by Mary Lynn Warren to approve the minutes of the Board from August 10, 2017. Motion seconded by Brad Windschill. Vote by yes/no vote was unanimous and passed.

**TREASURERS REPORT** – Kim Harding

For the month of August, 2017 on the Statement of Operations, total income was **\$135,735.47**, below budget for the month of **\$11,405.98**. Expenses were **\$189,771.95** indicating a negative net income of **\$54,036.48**. On the Reserve and Capital Fund Statement there was a monthly budgeted reserve allocation of **\$12,332.37** and a capital contribution of **\$3,750.00**. Total revenues were noted as **\$17,291.59** and expenses for the month were **\$87,651.18**. Bank accounts and investments are reconciled for the month. Operations Account Balance is **\$1,193,958.23** which includes petty cash, checking, investments, and bingo and club accounts. The Reserve accounts have a balance of **\$961,009.06**. Motion made by Brad Windschill to accept the Treasurer's report as presented. Motion seconded by Mary Lynn Warren. Vote by a show of hands/cards was unanimous and was approved.

Kim announced that the individuals who submitted their names to serve on the Annual Budget review committee, will be contacted and the Board of Directors will appoint the 2018 budget review committee in October. The annual meeting to approve the 2018 budget will be held in November.

**SECURITY REPORT** – Mark Thurn

There were 71 open resident garage doors reported this month. There were 10 instances of RV's or trailers parked on the street beyond the 48 hour Temporary Parking Restriction as detailed in the Sunland Village East RCC&R's Article 4.1.5.2. The SVE security company purchased a dash cam for the SVE security vehicle. Security started using in on Wednesday, September 13<sup>th</sup>. We are their pilot program for the use of the dash cam.

**ARCHITECTURAL REPORT** – Kevin Van Pelt

There was a total of four (4) properties changed hands during the month of August. There were 11 Letters of Approvals, 16 Letters of Violations one(1) Letter of Second Violation, and one 91) Letter of Intent (in progress) sent out during the month of August.

**MANAGER'S REPORT** – Lisa Titmas Lisa gave an update on all the projects that have been completed during the summer. She also encouraged all our residents to support Bingo by going on Sunday evenings and playing. Bingo supports so many of the projects that have been completed such as the new flooring in many of the rooms located in the north office complex. Their financial support is a big part of what keeps our annual dues

lower than most of the other communities like ours in the valley. The Board is hosting a Meet and Greet on Saturday, November 4<sup>th</sup> from 11 am to noon in the Auditorium. Refreshments will be provided. All clubs, groups and residents who'd like to recommend items for the Board's consideration to the 2018 budget should turn them in at the office no later than October 1, 2017.

**VICE PRESIDENT'S REPORT** – Pam Jensen

There was a Block Watch meeting with police Liaison Dawn Blake on Tuesday, August 22<sup>nd</sup>. The Board's goal is to help rejuvenate the program. To increase the awareness of the block watch program at SVE the Association will offer a generic gathering in the auditorium five (5) times a year to promote the program. Also, the police liaison has asked that we schedule a GAIN (Getting Arizona Involved in Neighborhoods) night on Saturday, November 4<sup>th</sup> from 4:30 to 7:00 p.m. A city of Mesa representative will arrive sometime during the event to discuss the importance of the neighborhood watch program. We hope you will attend. For a copy of the National and Associations Guidelines for flags, stop by the office or visit our website at svehoa.com.

**CONTINUING BUSINESS**

LRPC – Paul Christoffers

Paul gave an update on the activities of the LRPC and invited all to attend the Meet and Greet to be held in the Mesa Verde room on Saturday, September 16<sup>th</sup> between the hours of 4 and 5 p.m. Bring your ideas for future growth of SVE.

North Fitness Center Equipment - Paul Christoffers

Paul introduced us all to the new piece of equipment for the North Fitness Center explaining its function and advantages. Motion made by Kevin Van Pelt to approve the purchase in the amount of \$5186.26. Motion seconded by Pam Jensen. Vote by a yes/no vote was unanimous and the motion passed.

Bocce Turf Contract

Kim Harding announced that the motion made at the August Board meeting to approve \$48,650 to resurface the Bocce Ball courts was reviewed again. The contractor adjusted the quote based on recommendations by the Association BOD and Bocce Ball Club President. The new cost for resurfacing the courts was reduced to \$29,372 for a savings of \$19,278. Motion made by Brad Windschill to approve the new contract in the amount of \$29,372.00. Motion seconded by Mary Lynn Warren. Vote by yes/no was unanimous and was approved.

**NEW BUSINESS**

HOA Insurance

The Board is reviewing the Association Insurance policies.

Adjournment at 10:20 a.m.

Respectfully submitted,

Mary Lynn Warren  
Secretary SVEHOA