

Sunridge Board of Directors Open Meeting

Thursday, September 25, 2014 6:00pm

Members Present: Sean Roe, Joan Robinson, Erich Cameron, Brooke Foust

Attending Guests: Sam Sherrard, Adam Jones

Management Present: Kaile Kellog – Metro Property Services

Homeowner Forum: No commentary

Minutes: Unanimous motion to approve August 2014 minutes

Treasurer's Report

Board will stop the monthly reserve allocation.

Treasurer projects that there will not be a surplus at the end of the year due to unexpected expenses.

Unanimous motion to accept the August 2014 financials

Old Business

Unanimous motion to spend \$50/hr to have Martin Umberger present for the Preconstruction meeting (1.5hrs) and the Early irrigation observation meeting (2hrs)

Before the October meeting all board members will review the Landscape plan for the retention basin/common area line by line. Without committing to Mohave's bid, we will use this as our guide.

Discussion about the bridge rebuild, 1850 & 1930 pathway connection, and irrigation/greenspace/curbing is the priority for this project. Board also discussed the possibility of fundraisers for trees and shrubs including a marker to designate the donor.

Cracks in the Pool Cool deck has been postponed.

New Business

Website posting: Board agreed if Webmaster would like to post unapproved articles (i.e. not minutes, water shut off announcements) it needs to be approved by the board via email first.

Mosquito spraying will be deferred to next year. Treasurer will create a line item for this.

New Board Member Candidate Review: Ken Queen and Adam Jones applied for the new position. Board will discuss candidates in the executive session.

Update on Indoor/outdoor sewer separation. Sam has experience with separating meters. There has been no meeting with the City at this point. We would potentially need 4 meters at \$6,000 each. This would be a large expense upfront but money would be recuperated over the years.

Board created a Water Conservation Committee. Sam Sherrard and Adam Jones will follow up with the City of Mesa.

Trees: Mohave sent in a bid to prune 4 trees identified as a safety hazard at a total cost of \$375 (a-d)

Board agreed on the following procedure to notify homeowners of a potential water shut off due to repair work:

Scheduled Plumbing Repairs: Individuals with planned water related repairs need to post a legible notice in both bulletin boards (1850 & 1930) 48 hours prior to the repair indicating anticipated times and dates the water could be shut off. Property manager, Kaile Kellog also needs to be contacted (480) 967-7182.

Emergency repairs: Responsible party will immediately place a legible notice on the bulletin boards (1930 & 1850) as well as contact the property manager Kaile Kellog at (480) 967-7182.

Next Meeting CHANGED to 3rd Thursday during October.

Thursday, October 23rd 2014 6:00pm at Metro

Respectfully Submitted,

Brooke Foust

Recording Secretary