

ESPERANZA ESTATES HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING

MONTHLY MEETING ON OCTOBER 20, 2014
EEHOA RAMADA 763 W CALLE DEL ENSALMO
GREEN VALLEY, ARIZONA

Members Present: Eric Ellingson, Tom Cooke, Ben Sheffield, Joan Moreaux,
Jim Lindberg, Dean Hess, Joe McCalpin; Stacie Meyer,
Sam Barnard

The meeting was Called to Order at 1:00PM by Eric Ellingson, HOA president. Eric then asked if there were any new members or first time attendees? New members included Vern & Maridel Wise (1202 Del Norte), Howland & Roberta Swift (721 Regalo), and Orville & Doris Paulsen (681 Nueva) were attending, as well as first time attendee James Harvey (1091 Excelso).

Having determined that a quorum was present the meeting proceeded.

Eric then ask for additions or corrections to the Minutes of the September 15, 2014 meeting? There being none, the minutes were approved as submitted.

Treasurer's Report September 30, 2014 Financials: Joan Moreaux reported on the Balance Sheet that we had \$55,600 in Operating Cash and \$110,200 in Reserves for a total of \$165,800. There were no changes to Fixed Assets and Capital Projects in Progress during the month of September. Joan asked for questions on the Balance Sheet and there were none. Under Income we collected two more dues and one late fee from properties closed, leaving one unpaid dues for 2014. Under expenses for September, all three area's CAM, REC & ADMIN were a total of \$3,715 under budget. Year to date, we are under budget by \$8,197. Joan asked for questions and there were none.

A) Architectural Control Jim Lindberg: Major issues this past month included repainting of garage doors; your garage door must be painted the same color as your house. There was a storage POD parked in a driveway for an extended period of time that is now removed. We have several new homeowners that have purchased this year and Jim would like to remind them to contact him when planning any Architectural changes to their properties.

B) Capital Projects Joe McCalpin: Nothing new this month, it is possible that more quad driveways will require attention in the coming years.

C) Common Area Maintenance Dean Hess: There is nothing unusual with the weekly maintenance work. Hot Desert's contract is up for renewal on Dec. 31st and Dean has negotiated a new contract that will show a reduction in monthly costs of \$484. Hot Desert will also be taking care of the ants and small rodent issues. Since EEHOA has taken up responsibility for weed control we were able to realize this savings. Dean explained the extra days of work that we had accumulated with Hot Desert and how they would be used as well as how we will accumulate more days.

D) GVC Joe McCalpin: All Officers will be elected this December and there will be a new President, as Stan Riddle is retiring. The GVC is looking for new sources of revenue, their major fund raiser has been the Community Phone Books and fewer people are using phone books now. The 'Preferred Vendor Program' is one new money raising experiment being tried; details will be in the November Periodico.

E) Neighborhood Relations Stacie Meyer: This month's problem has been people not picking up after their pets, which will be discussed under New Business.

F) Recreational Facilities Tom Cooke: Major activities included replacing the pump motors on the Pool and Spa with energy-saving, variable-speed motors during September and October. In addition we had to drain and refill the pool due to an excessive amount of lotions and oils in the water and the adverse effect they have on the Pool Chlorinator. With signs everywhere to SHOWER BEFORE GOING INTO THE POOL, including one right at the pool steps, we still do not have 100% compliance.

The Pickle ball program has started up again.

G) Hospitality: Marla Ries is due back on November 3rd, a meeting is scheduled for the 6th and a Potluck on the 11th to celebrate Veterans Day.

H) Neighborhood Watch Mary Beth: All new residents get a visit and we collect information from them for the use of Neighborhood Watch only.

I) Enhancement Team Barb McCalpin: The first meeting will be in November, they are still looking for ideas for future projects. The Ramada Sale the first Saturday in March is their major fund raiser. There was a question regarding the Median Green project on Esperanza Boulevard. Barb explained that Enhancement has donated to that project, but it is not their project. She has been raising monies towards it, but at this point still needs additional funds. Barb explained the History of Median Green here in Green Valley.

J) Gardeners Bill Berdine: No Report

K) Arts Club Kevin Welsh: No report

Old Business: None

New Business: Homeowner Jim Harvey reported on the problem of people not picking up after their pets and the problem that it causes for homeowners such as himself. Jim had several suggestions regarding signs and shared pictures of some that are being used in other areas of Green Valley. There was a lengthy discussion from the audience and Board with suggestions ranging from supplying bags, putting up wire containers to put bags in and the merits of the signs. Action was delayed until the next regular meeting.

Homeowner Vern Wise brought up the possibility of installing a Defibrillator Station at the Ramada. There was considerable positive discussion from the audience and Barb McCalpin stated that it might be a project that the Enhancement Team could take on. No action was taken at this time.

It was moved by Ben and seconded by Tom that Dean Hess be authorized to enter into a contract with Hot Desert for 2015 at the new negotiated rates. The motion carried.

At 2:00pm with no further business Eric Ellingson declared the meeting adjourned.

Ben D Sheffield
Secretary

The meeting was followed by a presentation on the new Green Valley Hospital by the hospital administrator.