

ESPERANZA ESTATES HOMEOWNERS ASSOCIATION BOARD OF DIRECTORS MEETING

MONTHLY MEETING ON APRIL 21, 2014
EEHOA RAMADA 763 W CALLE DEL ENSALMO
GREEN VALLEY, ARIZONA

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

The meeting was Called to Order at 1:00PM by Eric Ellingson, Board president. Eric then asked if there were any new members or first time attendees? There were none. Tom Cooke had an announcement--to thank Dr. Orville & Clara Smith, 1061 Excelso; the Smiths had contacted Tom to say they were so pleased with the management of this association and the constant barrage of improvements that were always being made, that things were getting better and better all the time, and that they wanted to make a gift to the HOA. They presented Tom with a \$1,000 check, payable to the EEHOA, with no purpose other than to use it for some unbudgeted item to continue what we have been doing to make this a better place to live. Tom then presented HOA treasurer Joan Moreaux with the check.

Having determined that a quorum was present, the meeting proceeded.

There were no additions or corrections to the Minutes of the March 14, 2014 meeting and they were approved as written.

Treasurer's Report Mar 31, 2014 Financials: Joan Moreaux reported on the Balance Sheet that the Cash Accounts were broken out between Operating and what was in Reserves. The Fixed Assets have now been reconciled. Under Income we have collected one 2014 dues and one late fee from one of the two property sales which added \$200. Some of the uncollected dues are coming in as properties sell. CAM expenses were over budget by \$693 through March; the major expenditures were \$1,538 for work in Bridge Park Wash installing Check Dams, \$1,900 for trimming Mistletoe from 21 Mesquite trees. Under REC, gas consumption was still high at \$1,572, and under Repairs \$1,165 for a Salt Cell and new pool cover rope, overall we are over budget \$2,832 for the month and \$792 year to date. There were no questions and the report was accepted as submitted.

A) Architectural Control: Jim Lindberg reported it has been a quiet month with several simple questions and no major problems. Kevin Welsh mentioned the plan of the Art Club to put mosaic tile in two alcoves on the outside of the pool walls. He asked for Board consideration, but there were no formal plans submitted. After

a very lengthy discussion period, it was agreed that a design should be presented to the Board for its consideration and Kevin agreed that this could be done.

B) Capital Projects: Joe McCalpin reported that in addition to filling potholes he would be soliciting bids to replace the Quad Driveways selected for repair and that was the only major project underway this Summer. Eric expanded on the pothole filling and how important it was to mitigate the deterioration of our streets.

C) Common Area Maintenance: In Dean's absence Eric reported that check dams had been installed in the wash behind the Ramada between Portillo and Napa.

D) GVC: Joe McCalpin complimented Kevin Welsh for his outstanding job on traffic control the previous Saturday at the Household Hazardous Waste Collection event, and thanked all of the other EE residents who volunteered; he said that the group from EE was the largest group--other than BAJA who were forced into it. They believe that this event will break all of the records so far. He also said that he had a release form to be signed that would allow the Buffle-grass committee from GVC to come onto HOA property to spray the grass. His recommendation was it was not necessary for us to sign the release.

E) Neighborhood Relations: Stacie Meyer - Nothing to report.

F) Recreational Facilities: Tom Cooke reported Greg Gramstad was installing safety bars in the showers as well as non-skid material on the floors to increase the safety aspects of these areas, courtesy of the Enhancement Team who are picking up the tab. Tennis and pickle ball seem to be winding down for the season.

G) Hospitality: Marla Ries reported that, even though many on the Hospitality Committee are leaving for the Summer, there are still some stalwart members who will be putting on Cinco De Mayo and 4th of July parties, as well as some other functions this Summer.

H) Neighborhood Watch: Mary Beth reported that she has 22 of the 27 zones that the Block Captains have been updated for her and that's outstanding.

I) Enhancement Team: Barb McCalpin: Enhancement has completed their major projects, but they will be working on some minor projects such as re-painting the concrete in the Ramada and possibly some other minor repairs. Plus other minor projects under consideration.

J) Gardeners: Bill Berdine: The Gardeners have completed their work for the year, he and Dick Carver planted colored grasses to replace the pink gauras the rabbits had eaten in Mountain View Park. Everything is now on hold pending a Tree

Grove plan for the area East of the Tennis Courts.

K) Arts Club: Kevin Welsh: The Arts Club still has two tiled pots to complete and if there is anyone here from the Arts Club who would like to work on them they will be set up in the corner of the Ramada for anyone to work on. The other project is the alcoves that were talked about earlier, and the club is still running movies as a fundraiser. They were going to do a concert in the Flag Park Wednesday which has been postponed do to the high wind forecast.

Old Business: Tom Cooke reported the spray crew has been out 3 times this year and has addressed most of the weeds in most of the areas; the crew is due to go out again but is holding off until the winds die down. Tom has been getting calls about some areas that need attention and will get to them as soon as possible.

Barb McCalpin said the Enhancement Team had received a very nice letter from the Rio Rico School District that the team had donated some unsold computers to after the Ramada Sale, the computers were greatly appreciated.

New Business: Tom Cooke wanted to thank the committee that put on the dinner for all of our Volunteers. An issue that had been brought to his attention recently was Dogs at the Ramada, especially at events where there is food around. After considerable discussion, it was moved by Eric and seconded by Jim that: "The Board would place a notice in the Monday Morning Memo asking our residents to not bring their Dogs to social functions." The motion passed.

Eric reviewed plans being developed for a Special Budget Meeting to be held between the October and November monthly meetings to allow the full Board and all Members to participate in the process. Eric further illustrated his spread sheet using the projections that the Asset Committee had developed and how income was affected to meet those projections.

At 2:12pm it was moved by Joe and seconded by Ben to adjourn. The motion carried.

s/ Ben D Sheffield
Secretary