

Mesquite Ranch Homeowner Association
Monthly Board of Directors Meeting
Date Feb. 8, 2006
MINUTES

Hearing with Lot 043 6:30 PM – NO SHOW \$25 fine doubling each time violation is in effect.

Call Meeting to Order (7:00 pm)

Roll call

Directors present

Director's Absent

Terry Hlivko
Della Ellis
Shay Pedersen
Renee Williams

Tricia Hughes

Management Representatives

Bill Maguire / Mike Connoy

Quorum – A quorum was present to conduct an official meeting.

Homeowner Comments (3 minutes per home owner)

Robert Cappell -228-9955 of 10632 Marquette requested a locking mail box- because it differed from all other boxes in association and would not be approved.

Eric Meyer 794-9296 lot 089 resubmitted his complaint on other structures that extend over walls –DRC is reviewing shed and trampoline policies.

Randall Pierce- Neighborhood Assoc- Feed back from meeting- Parking, Working in garages, wanting to make changes to driveways additions and barking dogs- General complaints and Arch improvements need to be put in writing and sent to the management company

Approval of Board Meeting of January 15, 2007-Della Ellis motioned to approve the Jan. 2007 minutes, seconded by Shay Pedersen and approved by all.

Treasurer's Report:

Treasurers' Report	JAN.	Y-T-D
Total Income	50,138.65	50,138.65
Total Expense	17,210.84	17,210.84
Difference	32,927.81	32,927.81
Account Balances:		
US Bank Checking	57,857.96	
US Bank Reserve	11,637.18	
Ed Jones MM	3,425.16	
CD Ed Jones 2/12/07	20,000.00	
CD Ed Jones 5/23/07	20,000.00	
CD Ed Jones 8/13/07	20,000.00	
Delinquent Fees	36,037.89	
Current	-171.00	
Over 30 Days	17,292.10	
Over 60 Days	18,916.83	
Over 90 Days		

Shay Pedersen motioned to approve the Treasurer's report seconded by Terry Hlivko and approved by all.-move money each month into reserve fund as budgeted.

Playground covers to be installed and approved Shay Pedersen motioned seconded by Terry Hlivko approved by all

Committee Report

Landscape- Nothing to report

DRC- Lot#221 security gate is natural rust given to DRC to review

Pool- Wind, rain and frost tend to keep pool dirty

Newsletter- next due April 4

Streets turned over to city- being turned over and expect to be complete in next couple of weeks.

Manager-Out of state owners for local agent per AZ law. Will turn over to state those who have not responded and to Pima county recorders office, could effect tax base for them –not recorded as rental.

Cleanup delinquent records -completed

Sent postcards announcing the next 5 meetings

Dog waste – Hired doggie pooper scooper for once a month \$95.00 per pickup and negotiated with NW landscaping to reduce their invoice \$100.00 per month. Terry Hlivko motioned to approve and Della Ellis seconded and approved by all

Located manufacture of doggie bags and ordered 10 rolls and installed in stations

Parking identification- located person to contact was told the fee is \$10.00 per plate until she can get on special website then will go back to \$8.00.

Working on invoice from LMR identifying items.- finally done will pick up 2005 financials from LMR -complete

Working on turning into the state out of state vehicles of owners who live in Arizona

Tree removed from 10621 E Avalon Park – fell over sidewalk removed will bill out of state owner.

Old business-

- 1- Find a replacement for vacant board seat- Nancy Gordon and John Aitken are possibilities send out notices before annual meeting.

New Business

- 1- Sheds- DRC will review policy
- 2- trampolines – DRC will review policy
- 3- Annual meeting- May will follow secret voting policy
- 4- Volley Ball net- order one
- 5- Oakbrook water onto road- contact NW landscaping to move dirt from road
- 6- Hydrology report check status
- 7- Accounting compilation needed for 2006

Adjournment

At 8:35 PM Shay Pedersen motioned to adjourn seconded by Della Ellis and approved by all. Next meeting March.15, 2007 at 7:00PM in the Desert Willow school.