

Mesquite Ranch Homeowner Association
Monthly Board of Directors Meeting
Date August 16, 2007
Minutes

Hearing – 6:45PM on pool violation and appeal to Design request

Call Meeting to Order (7:04 pm) Desert Willow Elementary School Rm. 904

Roll call

Directors present

Director's Absent

Terry Hlivko
Della Ellis
Shay Pedersen
Renee Williams
Tricia Hughes

Management Representatives

Bill Maguire / Ken Moyes

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

Homeowner Comments (3 minutes per home owner)

Patty Graber had interest in becoming involved with Board or Committees

Randy Pierce reported that the cattle guard on Poorman Rd has been repaired.

Approval of Board Meeting of July 19, 2007- Shay Pedersen motioned to approve the minutes with changes, seconded by Terry Hlivko and approved by all.

Treasurer's Report:

Treasurers' Report	July	Y-T-D
Total Income	33,372.88	172,334.00
Total Expense	24,801.26	139,356.74
Difference	8,571.62	32,977.26
Account Balances:		
US Bank Checking	54,308.03	
US Bank Reserve	18,809.17	
Ed Jones MM	5,738.90	
CD Ed Jones 11/14/07	20,000.00	
CD Ed Jones 5/23/07	20,000.00	
CD Ed Jones 8/13/07	20,000.00	
Delinquent Fees	36172.03	
Current	2495.56	
Over 30 Days	14,712.22	
Over 60 Days	0	
Over 90 Days	18,964.23	

Terry Hlivko motioned to approve the Treasurer's report seconded by Shay Pedersen and approved by all

Committee Report

Landscape – Nothing at this time

Pool- Still negotiating at this time with E-Komeny pools

Financial – Financial committee and ADAM,LLC met to start preparation of 2008 budget see attached .

Attorney suggested that we settle our largest delinquent member for \$2000.00 –delinquencies based on violation fine Terry Hlivko motion to accept Della Ellis seconded and approved by all

Newsletter- will be ready the last week in September

DRC- 9 submittals next meeting on Sept 5 location to be determined.

Manager-

Drainage in common areas with standing water / mosquito etc. – met with City - they want to cite Mesquite Ranch

Terry Hlivko motioned to hire Bogodous Engineering a Hydrologist who the City knows and will work to resolve this situation, seconded by Della Ellis and approved by all.

Flyers being delivered – does our signs show the city statue? Get exact verbiage from our attorney.-awaiting correct statue from attorney and to add witnessing which would include religious groups **Terry Hlivko motion to make signs with statue Tricia Hughes second and approved by all one at each entrance.** Suggest we contact the AZ Dept of Corrections who makes signs at very competitive prices. 5 locations, Also signs signs with city code “pets must be on a leash and pick up after them subject to \$50.00 fine”

Houghton widening project –trees, sealing walking path city input

Delinquent member awaiting legal settlement would like extension till Oct latest if not paid then turn over to Attorney for collection.

Member who received violation for parking truck in street cutout claim’s their attorney reviewed CC&R’s and believes it only intent not can’t. I gave our attorney the information and they will send letter pointing out why they can’t park in visitor cutouts. All approved in send letter

Old business-

Basketball court sign 7 am or 8am till dusk ? Check with city to see what time parks open.

Checked with city parks department and they open at 7:00AM and close at 10:PM as they have lights in many areas. **Terry Hlivko motion to have sign made and posted seconded by Della Ellis and approved by all**

Pool costs- purchase our own supplies- under advisement

Pool vandalism / security- pool monitors to work at pool part-time , security cameras etc – under advisement

And has not been added to budget

New Business

Bid for sealing pool parking areas \$1275 decided to wait until after swimming season to go forward.

West pool tot lot graffiti.

Adjournment

At 8:02 PM Della Ellis motioned to adjoin seconded by Shay Pedersen and approved by all.

Next meeting

Sept 20, 2007 at 7:00PM in the Desert Willow School. RM. 904