

Mission Manor at Ray Ranch

Homeowner's Association

Board Meeting Minutes

September 10, 2014

Members present: Ross Thomas, Gerry DaRosa, Warren White, Rick Palmatier, Jose Davila

Other attendees: Donna Cardana (TCPM)

Homeowners present: none

Location: Nate's Third Base, Chandler

The Meeting was called to order at 7:05 p.m.

Minutes: The Meeting Minutes from Jul 9, 2014, were previously distributed. Upon review, no corrections were noted – G DaRosa motion, R Thomas second, APPROVED unanimously

Treasurer's report: The monthly Financial Reports were previously distributed and summarized by W White. There were no questions or corrections – R Thomas motion, R Palmatier second, APPROVED unanimously.

Old business: Due to the recent weather, the contractors on the wall repair requested a re-schedule of the meeting for presentations; 2 proposals received to date – additional sections of paint failure noted on walk-arounds

New business: Request from homeowner for replacement of removed Palo Verde along Linda Lane (damaged in earlier summer storm) - most likely an original planting, desire for input from landscaper on options, willing to discuss options with homeowner – R Palmatier motion to find suitable (likely smaller) replacement, W White second, APPROVED unanimously

-- backflow valve notice from City - D Cardana updated the Board on the oversight, inspector failed to file directly with the City - matter now corrected

-- plan for exchange of date options (by e-mail) for October meeting on wall repairs, at TCPM offices

The meeting was adjourned at 7:35 p.m., for Executive Session matters

Time & place for next meeting: November 12, 2014, 7:00 p.m., Nate's Third Base

Submitted by: R. Palmatier, 10/7/2014

Approved: /s/ r palmatier, 11/12/2014

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Board Executive Session Minutes
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Other attendees: Donna Cardana (TCPM)

Homeowners present: none

Location: Nate's Third Base, Chandler

The Executive Session was called to order at 7:35 p.m.

Minutes: There was no Executive Session in July 2014, no minutes for approval

Violations: No issues to address, informal contact from TCPM to homeowners has been positive with corrective actions being taken as necessary.

Collections: Request from homeowner to waive late fee - mailed near end of the month, not posted until after 7/31, no prior record of delinquencies – R Thomas motion to waive, G DaRosa second, APPROVED unanimously.

R Thomas motion to adjourn, R Palmatier second, APPROVED unanimously

The meeting adjourned at 7:45 p.m.

Submitted by: R Palmatier, 10/7/2014

Approved: