

Mission Manor at Ray Ranch

Homeowner's Association

Board Meeting Minutes

July 16, 2019

Members present: Gerry DaRosa, Warren White, Rick Palmatier

Other attendees: Layla Vossoughi (TCPM)

Members absent: Ross Thomas (excused)

Location: Third Base, 1949 W. Ray Rd, Chandler

The meeting was called to order at 7:02 p.m.

Minutes: The meeting minutes from May 8, 2019, were reviewed, a typographical error noted/corrected, & approved on unanimous vote (G. DaRosa motion, W. White second)

Treasurer's report: The end of May 2019 financial report was reviewed, noting the additional bulk transfer to Reserves - \$91,800 in Reserves, \$21,200 in operating

Old business: Additional tree planting, previously tabled, next optimal time will be this fall – continue to TABLE until Sep. 2019 meeting

Sidewalk repair – AYR admits damaging from operating trucks over sidewalks, repair not yet scheduled, TCPM following up

CAM Resources notice of increase due to minimum wage increase (\$13 /mo), unanimously APPROVED (R. Palmatier motion, W. White second)

Architectural: nothing pending

New business: Budget planning cycle beginning, in consideration of the current bank balances the Board requested an initial TCPM analysis for no increase in fees

-- proposed budget to be reviewed in Sep. 2019

Landscape maintenance: Crews seem to be more attentive, still some low branches

-- request for TCPM to note & report weeds & tree suckers in the retention basin off Linda Ln

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Dry-well presentation: TCPM reported on a recent presentation to them by Storm Water Pros, regarding new options on dry-well engineering (Los Altos cul-de-sac retention area), offer of inspection & free estimate

-- Board authorized TCPM to get proposal

The meeting moved into Executive Session at 7:22 p.m.

The meeting was adjourned at 7:27 p.m. on unanimous motion.

NEXT MEETING: **Sept. 11, 2019**, Third Base Bar & Grill

Submitted by: R. Palmatier, 7/18/2019

Approved: