



# DAVE BROWN @ MOUNTAIN & UNIVERSITY HOMEOWNER'S ASSOCIATION

Kinney Management Services

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## Board of Directors Open Meeting Minutes

Red Mountain Multigenerational Center, 7550 E. Adobe, Mesa, AZ 85207

October 18, 2016

**Board of Directors Present:** Nancy Salzwedel, Maggie Czerwinski, Tony Chaplinski and Ray Bohartz  
**Management Present –** Nakeia Lyons

**Call to order:** 7:12 pm

### **Minute Approval:**

The minutes from the meeting held August 19, 2016 were presented and reviewed. **Motion was made by Tony, seconded by Ray to approve the minutes.**

### **Unfinished Business:**

- **Ramada roof replacement-** Nakeia mentioned she spoke to Ryan at Econo Smart and was waiting on the top cap. The Ramada poles still needs touch up painting due to signs of rust.
- **Canal Cleaning-** the canal cleaning was completed.
- **Painting along University-** Nancy is satisfied with the wall painting.
- **Granite replacement N. Opal between Contessa & Covina-** the rock is scheduled for fall

### **New Business:**

A. **Homeowner Correspondence**

None

B. **Financial Report:**

The financials were discussed with the 2017 Budget.

C. **Submittal Review:**

- 1) Lot 19- paint house- approved
- 2) Lot 129- replaced grass with rock- approved

D. **Bids and Proposals**

- a. Nancy is waiting the bid for the concrete repair and erosion work.

E. **Other New Business**

**Gain Event Planning-** The board discussed the gain event. The association would provide Pizza, play games and host a raffle with prizes.

F. **2017 Budget Discussion and Financial Review**

Nancy went over the changes made the 2017 budget.

**Irrigation repairs-** increased from \$70 to \$110

**Water-** was increased 5% to cover any increases for 2017

**Electricity-** was over by \$43 and increased by %5

**Postage-** was over by \$25 so the line item was increased by \$38 a month

**Collections-** were under budget by \$3197 so the line item was reduced \$960 to offset the water, electricity, postage and irrigation repair line items.

Collections are down since fewer owners are delinquent. Nancy reduced the collection income from \$800 to \$550 and increased the monthly assessment income from \$6200 to \$6450. **The board accepted the 2017 budget with the changes. Motion was made by Maggie, seconded by Tony**

**Open Forum:**

**Next Meeting**

The next meeting will be held on Dec 20, 2016 7:00PM at the Red Mountain Multigenerational Center.

**Adjournment:** 7:30PM