

**STONEGATE COMMUNITY ASSOCIATION
11551 E MOUNTAIN VIEW ROAD, SCOTTSDALE, ARIZONA
BOARD OF DIRECTORS MEETING
January 23, 2020**

APPROVED MINUTES

Present: David Allen, President
Craig Zirbel, Vice President
Lori Condon, Secretary
Gene Evans, Director

Staff: Larry Paprocki, Executive Director
Lora Stacy, Assistant Executive Director/Accountant
Catherine Bryson, Communications Coordinator

Absent: Nancy Ford, Treasurer
Jim Bissonett, Director

CALL TO ORDER

President Allen called the meeting of the Stonegate Community Association Board of Directors to order at 6:00 p.m., noting the presence of a quorum.

MINUTES

November 21 2019, Board Meeting

Mr. Evans moved the Board approve the November 21, 2019, Board of Directors meeting minutes as presented. Seconded by Mr. Zirbel. The motion passed unanimously.

November 21, 2019, Executive Session Board Meeting

Mr. Evans moved the Board approve the November 21, 2019, Executive Session Board of Directors meeting minutes as presented. Seconded by Mr. Zirbel. The motion passed unanimously.

TREASURER'S REPORT

Ms. Condon reviewed the Association financial statements, as prepared by Association staff, for the period ending November 30, 2019. She advised that she has reviewed the bank statements and they are in order. She responded to questions and comments from the Board members regarding the financials.

Ms. Condon stated the delinquencies are good.

Ms. Stacy stated there were 66 closings in 2019. This fell two short with 68 being budgeted for, however the income exceeded the budget for the year.

Ms. Stacy stated the new Tops software would be available by March or April.

Ms. Stacy stated approximately 60% of residents are on AutoPay with 40% paying by check. SCA needs to encourage homeowners to sign up for AutoPay. The Board discussed implementing a processing fee for homeowners who continue to pay by check. This will be kept under consideration.

Mr. Evans moved the Board accept the Treasurer's report for November 30, 2019. Seconded by Ms. Condon. The motion passed unanimously.

EXECUTIVE DIRECTOR'S REPORT

Mr. Paprocki reported on the Audit Update stating he will have the report before the February 12th joint meeting with the Board of Directors and Finance Committee.

Mr. Paprocki stated he and Ms. Stacy attended the CAI Law Seminar in Las Vegas last week. Land planning and 30 year reserve funds were discussed. General terms in CC&R's were also discussed. An example was "nuisance". You can't define a nuisance. Smoking was another area that was discussed. A HOA can prohibit smoking in the common areas.

Ms. Stacy discussed the Associations responsibility with "neighbor-to-neighbor disputes", which should not be ignored and the formality of Board minutes.

Mr. Paprocki updated the Board on the Retreat tennis courts. They are right on schedule and should open in one week. Mr. Paprocki stated they are waiting for the canopies and lights and should receive in mid February.

Mr. Paprocki discussed the new pickleball lights that are on order. Mr. Evans stated SCA hired Elite, who are the experts and they did not do it correctly. Mr. Evans feels we need to address the issue them. Mr. Paprocki stated single sided lights were discussed with the Physical Property Committee and the Board and were approved with the contract.

Mr. Paprocki updated the Board on the Community Center Enhancement. All the furniture has been ordered with some furniture being held at Copenhagen. The furniture should be delivered in mid-February. He stated AVR would be coming next week for a consultation for sound system enhancement in the social room.

Mr. Paprocki discussed the Nominations & Election committee and elections. There are three open positions on the Board and five applicants have applied. Four of the applicants will be interviewed on Friday with one being interviewed on Saturday. Mr. Paprocki named the applicants in alphabetical order as Edward Dove, Robert Fishman, Eli Gruber, Tom Schaefer and Craig Zirbel. The Nomination and Election committee did not feel it was necessary to hold a "Meet and Greet" the candidates since very few people attended

last year. Discussion ensued and the Board felt a “Meet and Greet” should be held. Mr. Paprocki was instructed by the Board to inform the Nomination and Election Committee.

Two ballot issues were received. One was for a dog park and the other was to tear down the East gate building. Discussion ensued regarding the dog park since this had been on a previous ballot and a study had previously been done. The Board agreed there is not enough space that is far enough away for a dog park. A dog park would negatively impact the prices of homes it is near. Mr. Paprocki stated the East gate building is being used for storage currently and the gate has been used as a back up in the past. The Board discussed and felt the East gate building should be kept for a back up.

BOARD ACTIONS - None

COMMITTEE REPORTS

President Allen noted the committee reports were included in the Board packet for Board members review and comment.

Mr. Evans moved the Board approve the committee reports. Seconded by Mr. Zirbel. The motion passed unanimously.

NEW BUSINESS

Mr. Evans wanted the Board to be aware that the Architectural Committee approved an application regarding a Buddha statue in a front yard. Discussion ensued regarding if this is considered a religious symbol. Mr. Zirbel stated the Architectural Committee discussed in length and it was approved in a vote. The applicants requesting the Buddha statue attended the meeting and stated it was not a religious symbol, only a decorative yard statue.

Mr. Evans stated he would like the Board Members to be introduced at the next Spring Fling, which is scheduled for Sunday, April 5th.

The next Board meeting is scheduled for February 26th, 2020.

ADJOURNMENT

Mr. Evans moved the Board adjourn the meeting at approximately 7:20 p.m. Seconded by Ms. Condon. The motion passed unanimously.