

**STONEGATE COMMUNITY ASSOCIATION
11551 E MOUNTAIN VIEW ROAD, SCOTTSDALE, ARIZONA
BOARD OF DIRECTORS MEETING
January 25, 2024**

APPROVED MINUTES

Present: David Allen, President
Jim Bissonett, Vice President
Nancy Ford, Secretary
Craig Zirbel, Director

On Zoom: Jamie Snedaker, Treasurer

Absent: Rob Fishman, Director
Eli Gruber, Director

Staff: Lora Stacy, Executive Director
Catherine Bryson, Communications Coordinator

Also Attended: Stonegate Homeowners

CALL TO ORDER

President Allen called the meeting of the Stonegate Community Association Board of Directors to order at 5:04 p.m., noting the presence of a quorum. President Allen clarified details regarding the residents' forum and asked residents to state their name and subdivision before speaking, and to limit their comments to 3 minutes.

RESIDENTS' FORUM

A Saddleback resident asked about the rental of the large Ramada. President Allen stated since that topic is a Board action all questions and comments regarding the rental of the Ramada will be held at the time of the Board action.

MINUTES

November 21st, 2023, Meeting

Mr. Bissonett moved the Board approve the meeting minutes as presented. Seconded by Ms. Ford. The motion passed unanimously.

TREASURER'S REPORT

Mr. Snedaker stated the financials are included in the Board packet for acceptance. He noted SCA is 1% over budget, totaling approximately \$24,000.

He stated the Reserve is strong. Home resales were over budget. The budget was \$180,000 and SCA collected \$260,000. He stated the financial review was complete.

Ms. Ford moved the Board approve the Treasurer's November 2023 Financials report. Seconded by Mr. Bissonett. The motion passed unanimously.

Ms. Ford moved the Board approve the Treasurer's December 2023 Pre-Audit Financials. Seconded by Mr. Bissonett. The motion passed unanimously.

EXECUTIVE DIRECTOR'S REPORT

Audit Field Work Complete

Ms. Stacy stated Gregg Butler from Butler & Hansen was onsite this week and has completed the field work for the 2023 audit. The Audit results are due back February 12th.

Spring Fling

Ms. Stacy shared the Spring Fling has been scheduled for Saturday, March 23rd from 10am till 1pm. It will be a repeat of last year with a big BBQ, DJ, bounce houses, face painting and an ice cream cart. It was decided to schedule a little earlier in the year so residents will still be in town before leaving for the summer. The event was also scheduled around local spring breaks and Holidays.

New Receptionist

Ms. Stacy shared that Jordan, SCA's receptionist, left for another job. Ms. Stacy announced that a new receptionist was hired to work 3 days per week.

BOARD ACTIONS

Approve Main Ramada Rental Policy

The Social Committee voted and agreed to present to the Board the recommendation to approve renting the Main Ramada.

A lengthy discussion took place among the Board members and residents. Several residents were against this recommendation.

President Allen called for a motion and no motion was made. Therefore, the Board Action to Rent the Main Ramada was disapproved.

Approve Community Center Rental Deposit Increase

A brief discussion took place to increase the Community Center deposit to \$500 from \$350.

Mr. Bissonett moved the Board approve the Community Center Rental Deposit Increase. Seconded by Mr. Zirbel. The motion passed unanimously.

Approve Property Transfer Board Resolution

A lengthy discussion took place among the Board members. Many different scenarios were discussed.

President Allen moved the Board table this action as additional information is needed to discuss this Board Action.

Accept Candidate Nominations from the Nomination & Election Committee

There are 4 openings on the Board of Directors and only 4 applications were received. As the outcome is known, no election is necessary. The 4 Candidate nominations are: David Allen, Jim Bissonett, Pat Dolohanty and Nancy Ford.

Mr. Zirbel moved the Board accept the Candidate Nominations from the Nomination & Election Committee. Seconded by Mr. Snedaker. The motion passed unanimously.

COMMITTEE REPORTS

President Allen noted the committee reports were included in the Board packet for Board members review and comment. He asked the Committee members if they had any comments. There were no comments.

NEW BUSINESS

Mr. Bissonett stated that weeds are already starting in the common areas and asked about the pre-emergent and post-emergent schedule. Ms. Stacy stated spraying is upcoming with Carter Weed and she would check with Mr. Begnoche.

Ms. Ford discussed the dead trees in Stonegate. She believes some are SCA's trees and others belong to residents. Ms. Stacy stated she has reviewed many trees with Mr. Begnoche and some are in distress after this hot summer and may come back after this spring.

Mr. Snedaker stated he felt the Main Gate was doing a fantastic job. There were over 200,000 entries last month. Discussion took place as to the procedure of coming through the gate. Mr. Snedaker reminded everyone that the gate is for access only and should not be considered security.

ADJOURNMENT

Mr. Snedaker moved the Board adjourn the meeting at 5:52 p.m. Seconded by Ms. Ford. The motion passed unanimously.