

**STONEGATE COMMUNITY ASSOCIATION
11551 E MOUNTAIN VIEW ROAD, SCOTTSDALE, ARIZONA
BOARD OF DIRECTORS MEETING
May 26, 2021**

APPROVED MINUTES

Present: Craig Zirbel, President
Rob Fishman, Vice President
Tom Schaefer, Treasurer
Lori Condon, Secretary
Gene Evans, Director
Eli Gruber, Director
Jamie Snedaker, Director

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

Also Attended: Stonegate Homeowners

CALL TO ORDER

President Zirbel called the meeting of the Stonegate Community Association Board of Directors meeting to order at 5:04 p.m., noting the presence of a quorum.

RESIDENTS' FORUM

Maren Grow, Saddleback resident, said thanks for posting the Board Agenda in advance. She also asked about the pool project timing. She requested SCA keep the community informed through community emails.

Carolyn Norris, Tradewinds resident, questioned the wording of the Resident Forum on the Agenda. She spoke about the land use for a community garden and requested there also be a meditation garden. She requested the survey for the meditation garden not be included in the community garden survey. She questioned why the Committee Chairs were all Board Members.

MINUTES

- April 29, 2021 Meeting

Mr. Fishman requested one change regarding his wording on the D & O insurance approval. The Board agreed to this change.

Mr. Evans moved the Board approve the meeting minutes noted above as presented with the change by Mr. Fishman. Seconded by Mr. Gruber. The motion passed unanimously.

TREASURER'S REPORT

Mr. Schaefer reviewed the Association financial statements, as prepared by Association staff, for the period ending April 30, 2021. He advised that he has reviewed the bank statements and they are in order. He responded to questions and comments from the Board members regarding the financials.

Mr. Schaefer stated there was nothing remarkable for the month of April. The variances were due to savings in payroll because of the employee shortage in the maintenance department, no Spring Fling and the savings on gas with the heater not working. Income was increased by \$31,000 for the month of April.

Mr. Schaefer discussed the Investment Schedule and stated everything is within the guidelines and Stonegate's funds have major diversification.

Mr. Evans moved the Board accept the Treasurer's report for April 30, 2021. Seconded by Mr. Snedaker. The motion passed unanimously.

EXECUTIVE DIRECTOR'S REPORT

Mr. Paprocki discussed the new mailboxes. He stated he is doing a holdback because during a walk-through, items were found not completed and 3 locations were damaged. He stated bulletin boards would be put up once SCA receives delivery.

Mr. Paprocki discussed the view fence repair and painting project. He stated emails were sent out to the community today.

Mr. Paprocki discussed the pool and bathhouse update. He stated he received confirmation from the pool company and the project should start July 19. The entire project would take 12 days. He stated the outdoor shower would be changed along with the black lane tiles that are slippery. He said all other recreational areas will be open and he will check about a portable toilet for the recreational area while the bathrooms are being remodeled.

Mr. Paprocki updated the Board regarding the roadway work. Work will begin June 7th and will be completed by June 16th. Tradewinds will be reconstructed. The Reserve and Windemere will be seal coated. The Vintage cul-de-sacs will be repaved and the subdivision will be seal coated. Emails will be going out to the community.

Mr. Paprocki discussed Airbnb's and Vrbo's and stated they are short-term rentals and they are in violation to Stonegate's lease agreement that requires a minimum of 120 days. He stated the Regal subdivision had one several years ago and SCA collected \$27,000 in fines. He stated there is now one in Stonegate and a letter was sent to the homeowner. The situation will be monitored.

BOARD ACTIONS

Approve Committee Members

Finance Committee: Nancy Ford, Stuart Goldberg, Myron Picoult and Cary Weismann.

Mr. Evans moved the Board approve the Finance Committee members. Seconded by Mr. Fishman. The motion passed unanimously.

Physical Property Committee: Charles Burtner, Marc Meyers, Carolyn Norris and John Osgood.

Mr. Evans moved the Board approve the Physical Property Committee members. Seconded by Mr. Schaefer. The motion passed unanimously.

Social Committee: Courtney Deyle, Danielle Johnson, Kim Keller, Keli Nichols, MJ Prince and Sarah Snedaker.

Mr. Evans moved the Board approve the Social Committee members. Seconded by Mr. Schaefer. The motion passed unanimously.

Recreational Committee: Holly Barone, Janny Chan, Larry Funk, Jodi Geiger, Ellen Mandinach, Ann Milke and Sherri Phillips.

Ms. Condon moved the Board approve the Recreational Committee members. Seconded by Mr. Snedaker. The motion passed unanimously.

Approve Investment Recommendation

An extensive discussion took place regarding investing in the Fidelity 500 Index Fund.

Mr. Schaefer moved the Board not approve the investment recommendation. Seconded by Mr. Fishman. The motion passed 5 votes not to approve, 2 votes to approve and 1 vote abstaining, thus the motion passed not to invest in the Fidelity 500 Index Fund.

COMMITTEE REPORTS

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

NEW BUSINESS

Discussion took place regarding resuming normal operations for the Community Center. Based on Governor's Ducey's latest Covid update and the guidelines from the CDC, it was agreed to reopen the Community Center, effectively immediately. The Association will not require masks to be worn.

The next Board meeting is tentatively scheduled for Thursday, June 24th.

ADJOURNMENT

Mr. Evans moved the Board adjourn the meeting at approximately 6:05 p.m. Seconded by Mr. Schaefer. The motion passed unanimously.