

**STONEGATE COMMUNITY ASSOCIATION
11551 E MOUNTAIN VIEW ROAD, SCOTTSDALE, ARIZONA
BOARD OF DIRECTORS MEETING
August 25, 2022**

APPROVED MINUTES

Present: David Allen, President
Jamie Snedaker, Treasurer
Nancy Ford, Secretary
Gene Evans, Director
Rob Fishman, Director
Eli Gruber, Director

On Zoom: Jim Bissonett, Vice President

Staff: Lora Stacy, Executive Director
Jeff Begnoche, Landscape Superintendent
Stephanie Stuhr, Project Coordinator

Also Attended: Stonegate Homeowners

CALL TO ORDER

President Allen called the meeting of the Stonegate Community Association Board of Directors to order at 5:00 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 Retreat resident stated she is a Precinct Committee Member and does not have access by vehicle to the Regal for Precinct matters. The resident requested access to the Regal. President Allen stated The Regal has limited access and non-Regal residents do not have access by vehicle.

A Retreat resident discussed the issue with hard balls being thrown in or around SCA's pool and deck. The resident requested a rule be added to SCA's pool rules prohibiting the use of hard balls in or around the pool deck.

A Tradewinds resident suggested the Social/Recreational Committee raise the age at SCA's pool for children who are unsupervised to 16.

A Windcrest resident suggested SCA hire an additional worker to help clean the Community Center event space, so that more than one event can be booked over a weekend.

A Reserve resident asked if a committee is responsible for choosing the new paint color on SCA's buildings. President Allen stated the Physical Property committee suggests colors to the Board and the Board approves the color. The resident asked if the City of Scottsdale will not spray for mosquitos at SCA. President Allen confirmed.

A Reserve resident suggested SCA take three (3) actions to prevent mosquitos: Cleanup of wet ground weeds in reserve area, reduce standing water issues by using mosquito products in drainpipes, and buying mosquito solution products to use on common area grass and shrubs.

A Regent resident discussed the proposed Social/Recreational survey and stated if the survey is approved by the Board, responses could be utilized to plan SCA activities.

MINUTES

June 23, 2022, Meeting

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

TREASURER'S REPORT

Mr. Snedaker stated we are looking at both June and July financials. He stated there was a \$9,000 net dip in June, but this was made up for in July.

Forty property transfers have recorded as of July and the \$180,000 budget has been exceeded.

Ms. Stacy requested the Board look at the aging issue on the A/R report. The Board discussed filing a lien on the property. All were in favor. Ms. Stacy was directed to file a lien.

Mr. Fishman inquired about risk management responsibility at SCA. President Allen and Mr. Snedaker stated this matter should be discussed with SCA's auditors.

Mr. Evans moved the Board approve the Treasurer's report as presented. Seconded by Ms. Ford. The motion passed unanimously.

LANDSCAPE SUPERINTENDENT REPORT

Mr. Begnoche, Stonegate's Landscape Superintendent, stated last November he assisted the Physical Property Community to identify areas to conserve water. Areas of turf removal were identified along Stonegate Circle. Mr. Begnoche discussed organizing a meeting with the City of Scottsdale to understand SCA's water meters and rebate program.

Mr. Begnoche stated he has submitted plans to the city and working with the planning committee to review.

Ms. Begnoche discussed SCA's current irrigation system needs to be replaced with a base line outdoor system management. SCA contracted with OSM and has three phases to go through.

Mr. Begnoche stated SCA is actively working on mosquito control. SCA focuses on standing water. He stated a pest control company may be needed for mosquito products in drainpipes. He will inquire. Mr. Begnoche stated SCA needs to be cautious removing all weeds as it may create erosion problems.

EXECUTIVE DIRECTOR'S REPORT

(3) 10-Day Notice Letters

Ms. Stacy stated a 2nd 10-day letter notice was sent for trash containers, a 2nd 10-day letter notice was sent for parking in guest area, and a 2nd 10-day notice letter was sent for on-street parking. Ms. Stacy requested authorization for enforcement, including fines.

Mr. Evans moved the Board approve fines as proposed. Seconded by Ms. Ford. The motion passed unanimously.

Retreat Wash Area

Ms. Stacy discussed flooding in the wash due to the Friday, August 12th monsoon storm. Ms. Stacy stated a camera is being installed that will give the guard at the gate the ability to grant access through the Retreat gate remotely if the wash is flooded.

Ms. Stacy stated she will contact the City of Scottsdale to discuss grading in the wash areas.

Roadway Update

Ms. Stacy stated a walkthrough with the roadway consultant will be conducted to create a punch list in Heritage Ct. and Timarron.

Pool Area

Ms. Stacy confirmed the PTZ cameras have been adjusted to gain better angles of the pool area. SCA has requested a bid from QuickPass for a motion detector camera for the pool area that will alert the guard of activity after hours.

President Allen asked the question of raising the adolescent age for the pool area. Board discussed and decided to send an email with the current pool guidelines.

President Allen requested Ms. Stacy research neighboring communities to find out what their guidelines are and how they are enforced.

QuickBlue Access Update

Ms. Stacy stated that QuickBlue Access system requires free exit and SCA's gates need modification. This has delayed the project.

Pool Deck

Ms. Stacy anticipates bringing bids to the Board in the month of September or October. She stated mid-January is the approximate target date for the project. The tile lane line markers would be installed at the same time.

Social/Recreational Events Update

Ms. Stacy confirmed the Stonegate Social US Tennis Event is on Saturday, Sept. 10th from 8am to 10am on courts 1-5. Out of 20 spots, 12 have registered for the resident only event.

Ms. Stacy stated the Stonegate Movie Under the Stars is on Saturday, Sept. 17th from 7pm to 8:30pm. The movie will be the Minions. Popsicles and water will be provided during the movie and EventBrite invite will be sent out next week.

Ms. Stacy stated the Gift Fair is on Saturday, Oct. 22nd from 10am-2pm. Residents should expect some new vendors and some old favorites as well.

Ms. Stacy stated the Swim, Bike, & Run Event is scheduled for Sat., Nov. 5th. The time for the event and more details to be announced soon.

Pickleball Paddles to Borrow

Ms. Stacy notified the Board the pickleball paddles are available to borrow in the Community Center. President Allen suggested flyers to be placed on pickleball courts.

Resident Request/Donation

Ms. Stacy presented a resident request for Family Promise Donation box to be placed in the Community Center. The Board discussed and all were in favor of supporting.

Resident Courts

Mr. Gruber asked the status on tennis court resurfacing. Ms. Stacy stated she has 2 bids and is working on a 3rd and an opinion from a consultant. Project recommended for 2023, if approved by Board.

BOARD ACTIONS

Approve Bid and Colors for Painting Main Gatehouse and Entry Area

Ms. Stacy stated the Physical Property Committee is recommending the painting of the main gatehouse, entryway walls and gates. Stucco areas to be painted DE Hickory and metal fences and SCA sign to be bronze. Mr. Evans moved the Board approve the Bid and Colors. Seconded by Ms. Ford. The motion passed unanimously.

Approve Bid for Playground Sunshades

Ms. Stacy stated the proposed bid for the new shade is from the original shade installer from 1999. Ms. Ford moved the Board approve the Bid for Playground Sunshades. Seconded by Mr. Snedaker. The motion passed unanimously.

Approve Bid for Pool Lane Dividers

Ms. Ford moved the Board approve the Bid for Pool Lane Dividers. Seconded by Mr. Snedaker. The motion passed unanimously.

Approve Update to Pool Rules

Ms. Ford moved the Board approve the Update to Pool Rules, stating no hard balls in the pool or around the pool deck. Seconded by Mr. Snedaker. The motion passed unanimously.

Approve Social/Rec Community Survey

Discussion took place regarding the proposed survey and the way it is presented. President Allen stated survey modification is needed. President Allen suggested a yes or no vote. A yes vote being for a future recommended survey to go out rather than the current survey. The Board voted 5 yes to 1 no, not to send the current survey to the community at this time, with Mr. Evans voting to send out current survey.

Discussion took place regarding garage sales in the community. President Allen motioned for a yes or no to collect information for a future decision on garage sales. A yes vote for SCA to obtain information from other neighboring communities on their garage sales and a no vote to not obtain information. The Board voted 4 yes to 2 no, for information to be collected from neighboring communities on garage sales, Ms. Ford and Mr. Bissonett voting not to collect information. The Board directed Ms. Stacy to gather information from other communities for the next Board meeting.

Approve Property Transfer Fund Reallocation

Ms. Ford moved the Board approve the Property Transfer Fund Reallocation. Seconded by Mr. Snedaker. The motion passed unanimously.

Approve Appointment to Finance Committee

Ms. Ford moved the Board approve the Appointment of Arnie Hoffman to the Finance Committee. Seconded by Mr. Snedaker. The motion passed unanimously.

Approve Appointment to Physical Property Committee

Mr. Snedaker moved the Board approve the appointment of Jodi Geiger, Joe Tomlinson, and Craig Zirbel to Physical Property Committee. Seconded by Ms. Ford. 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. No comments were added.

NEW BUSINESS

Mr. Evans suggested the Architectural Committee find an artificial turf company to provide discounts for SCA residents. Mr. Bissonett stated SCA shouldn't make artificial turf company recommendations.

Mr. Fishman brought to the Board's attention the bicycle lanes were not repainted on Stonegate Circle. President Allen asked Ms. Stacy to research the cost to add lines.

ADJOURNMENT

President Allen moved the Board adjourn the meeting at approximately 6:48 p.m. Seconded by Mr. Snedaker. The motion passed unanimously.