

**STONEGATE COMMUNITY ASSOCIATION
11551 E MOUNTAIN VIEW ROAD, SCOTTSDALE, ARIZONA
BOARD OF DIRECTORS MEETING
October 28, 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
Stephanie Stuhr, Administrative Assistant

Also Attended: Stonegate Homeowners

CALL TO ORDER

President Zirbel called the meeting of the Stonegate Community Association Board of Directors meeting to order at 5:00 p.m., noting the presence of a quorum. He noted another Board meeting would be held on October 31, 2021 regarding additional Board actions.

President Zirbel announced Mr. Paprocki, Stonegate's Executive Director, would be retiring on January 31st, 2022 after 27 years with Stonegate. President Zirbel stated a search committee was formed to find a replacement for Mr. Paprocki. This committee researched management companies and numerous candidates and reported their findings to the Board.

President Zirbel announced Ms. Lora Stacy was chosen by the committee and approved by Board of Directors as Stonegate's new Executive Director. Ms. Stacy has been the Accounting Manager for 6 years along with also being the Assistant Executive Director for the last 4 years.

Ms. Stacy thanked the Board for choosing her. She stated she looked forward to this new position and with her experience, she would keep Stonegate a premiere community.

RESIDENTS' FORUM - None

MINUTES

September 23, 2021 Meeting

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

TREASURER'S REPORT

Mr. Schaefer reviewed the Association financial statements, as prepared by Association staff, for the period ending September 30, 2021. He advised that he has reviewed the bank statements and they are in order.

Mr. Schaefer stated an additional \$40,000 was spent on storm damage with tree pruning and tree removal. He noted the 2022 plan was to try to insulate from possible storm damage by feathering and pruning of trees through out the year.

Mr. Schaefer stated property transfer fees at the end of September were \$218,000, which was \$38,000 over the annual budget. He stated the property transfer fees are a major contribution to the Reserves.

Mr. Schaefer stated SCA is in the process of collecting billings for view fences. The receivables are in good shape.

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

EXECUTIVE DIRECTOR'S REPORT

Mr. Paprocki stated there are no off-duty police officers available for Halloween patrol. He will schedule one additional person from AAA at the main gate.

Mr. Paprocki noted there is a resident in Mountain View Estates who offers yoga & aquatic classes. She would like to utilize SCA's pool to hold her classes for residents. This request will be sent to the Recreational Committee for recommendation.

Mr. Paprocki stated the Court Reserve notices were sent to residents to sign up for the reservation system. Residents are required to read the rules and agree to them in order to sign up. If a resident receives 2 violations they will go in front of the Recreational Committee to discuss. If a violation happens a 3rd time the resident will go in front of the Board.

Mr. Paprocki explained prime time as "restricted" evening hours from 6 p.m. – 7:30 p.m. and 7:30 p.m. – 9 p.m.

Gene Evans, Director, thanked Sherre Phillips and everyone for doing an excellent job on Court Reserve.

Mr. Paprocki discussed a request from a resident regarding sending out an email for the recall of some Board members of the Scottsdale School District. After a brief discussion it was agreed Stonegate does not get involved in political activities.

BOARD ACTIONS

Approve 2022 Operating Budget

Discussion ensued regarding the 2022 Operating Budget. The budget includes gates, guards and trimming trees.

Mr. Evans moved the Board approve the 2022 Operating Budget. Seconded by Mr. Schaefer. The motion passed unanimously.

Approve Ramada Enhancement Contract

Discussion ensued regarding using Thrive contactors, the contractors who remodeled the bathhouses. President Zirbel asked if any more bids were received for doing this work. Discussion took place that very few contractors are available and no other bids were received.

Mr. Evans moved the Board approve the Ramada Enhancement Contract. Seconded by Mr. Fishman. The motion passed with President Zirbel opposing.

COMMITTEE REPORTS

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

Architectural Committee

President Zirbel commented the architectural applications received were standard requests.

Physical Property Committee

Mr. Fishman reported the Physical Property Committee discussed various projects including updating Zoom. The cost from Ford Audio/Visual was staggering. Between \$30,000 and \$91,000. Other avenues will be investigated regarding Zoom.

NEW BUSINESS

Director Evans discussed the Recreational Committee holding a Pickleball gathering for residents only. After a brief discussion, Mr. Paprocki explained this action does not require Board approval.

ADJOURNMENT

Mr. Evans moved the Board adjourn the meeting at approximately 5:50 p.m. Seconded by Mr. Schaefer. The motion passed unanimously.