

**STONEGATE COMMUNITY ASSOCIATION  
11551 E MOUNTAIN VIEW ROAD, SCOTTSDALE, ARIZONA  
BOARD OF DIRECTORS MEETING  
November 18, 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, Executive Director  
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 5:08 p.m., noting the presence of a quorum.

**RESIDENTS' FORUM**

Cindy Wong, Retreat resident, spoke about the bee problem at the pool. She feels they are dangerous to swimmers. She suggested planting different plants in the flowerpots at the pool that don't attract bees.

Mr. Spector, Saddleback resident, agreed with Ms. Wong and stated he also felt it was a plant issue.

President Zirbel stated this issue would be brought to Jeff Begnoche, Stonegate's Landscape and Maintenance Superintendent.

Kim Tomlinson, Windcrest resident, supports the recall of the Scottsdale School Board. She requests the Board to use Stonegate's email system to email all residents regarding the recall and to collect signatures.

President Zirbel stated the Board could not vote on a matter that is not on the agenda.

## **MINUTES**

### **October 28, 2021 Meeting**

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

### **October 31, 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 October 31, 2021. He advised that he has reviewed the bank statements and they are in order.

Mr. Schaefer stated Stonegate's profit has been affected by storms this year. Profit for the end of October was \$74,000. This will decrease by the end of the year. He stated the investments gained 6,000 for the month of October.

Mr. Schaefer stated the receivables are in good shape.

Mr. Schaefer stated property transfer fees are \$28,000 over the annual budget with 2 months still to go. Mr. Paprocki stated there are still 10 pending closings

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

## **EXECUTIVE DIRECTOR'S REPORT**

Mr. Paprocki discussed Access Control regarding Trident replacing AAA. He discussed using transponders for resident's vehicles instead of clickers and proximity cards.

The Ramada renovation is in process with concrete work being done and new ceiling fans installed. The project is moving along nicely.

Mr. Paprocki stated the issue of the pool deck surface was brought up at the Physical Property Committee meeting. The pool deck surface is beginning to crack in the joint lines. Discussion took place regarding solutions. Any repairs would be done at the time of the pool project.

Mr. Stanley, Retreat resident, asked if the pool would have a handicap lift. Mr. Paprocki stated Stonegate is not a public pool and is not required to have a lift like a hotel pool.

Mr. Paprocki stated planting of trees and shrubs has started taking place for the replacement of the storm damage Stonegate sustained. In the next two weeks, 70 trees and 30 shrubs should be planted.

Mr. Paprocki stated the Nominations & Election Committee would be sending applications out to the community for residents to apply to be a Board member. Residents who apply will be interviewed by the committee.

Mr. Paprocki stated options for Zoom are still being researched.

## **BOARD ACTIONS**

### **Approve Vendor Pass & Transponder Income**

The Physical Property Committee agrees with the proposal made by administration of a \$250 fee for first transponder and the option to acquire three additional transponders for \$50 each.

This is not a requirement for a vendor – only a convenience for them.

Mr. Evans moved the Board approve the Vendor Pass & Transponder Income. Seconded by Mr. Schaefer. The motion passed unanimously.

### **Approve 2022 PMIS Project Management Contract**

This contract is for pavement maintenance and provides SCA feedback on the condition of the streets. Mr. Paprocki stated SCA has used PMIS for 15 years. They have done an excellent job. They provide SCA with a 10-year roadway plan.

Mr. Evans moved the Board approve the 2022 PMIS Project Management Contract. Seconded by Mr. Schaefer. The motion passed unanimously.

### **Approve 2022 Holiday Open House Budget**

Mr. Fishman, Chair of the Social Committee stated he wanted to amend the budget to \$15,000 instead of \$12,000. A brief discussion ensued.

Ms. Condon moved the Board approve the 2022 Holiday Open House Budget. Seconded by Mr. Evans. The motion passed unanimously.

### **Approve Yoga / Aquatic Instructor**

A Stonegate resident wants to lead resident only classes at the pool. She would charge residents for each class and is requesting SCA to send emails to notify residents of her classes. A lengthy discussion took place. It was agreed SCA would not send emails on her behalf, but she could advertise in the Stonegate Admail and pay for the ad.

Mr. Evans moved the Board approve the Yoga / Aquatic Instructor. Seconded by Mr. Schaefer. The motion passed unanimously.

## **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.

### **Recreational Committee**

Discussion took place regarding the Pickleball event that was held and approximately 20 residents showed up. The Committee will be planning future events for adults and children and also hold tennis events.

### **Social Committee**

Mr. Fishman stated the Committee is busy planning the Holiday Open House.

## **NEW BUSINESS**

Director Gruber raised the issue of horse manure on the Mountain View sidewalk. Director Gruber would like to put up signs.

Mr. Fishman stated the City of Scottsdale allows horses on the sidewalk and doesn't require the manure to be picked up. Mr. Paprocki stated when it occurs the SCA staff currently cleans up after the horses.

Ms. Condon asked if anything was happening regarding the mosquito situation. President Zirbel stated they were having a meeting with the County in December to discuss.

Mr. Fishman asked if signs have been designed for the new recreational rules. Mr. Paprocki said the Recreational Committee is working on them.

## **ADJOURNMENT**

Mr. Schaefer moved the Board adjourn the meeting at approximately 6:10 p.m. Seconded by Mr. Snedaker. The motion passed unanimously.