

CORTESSA COMMUNITY ASSOCIATION

P.O.BOX 25466

TEMPE, AZ 85285

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Open Session Meeting Minutes

Tuesday, August 18, 2015

7:00 PM

Mountain View Elementary School

BOARD MEMBERS PRESENT:

Jim Gallagher

Jeremy Bethancourt

Amanda Grad

Don Curry

MANAGEMENT PRESENT:

Peri Swenson

- I. Meeting was called to order at 7:00 pm.
- II. Review and unanimous approval of the June 16, 2015 minutes.
- III. Rural Metro was in attendance to address the Board and community members about the possibility of entering into a bulk contract again for fire/emergency service. HOA assessments each month would increase to cover this contact but be less expensive than individual subscription currently in place. A survey will go out with the annual meeting ballot asking homeowners if they would like to have this included in their assessments to save on overall costs. Survey results and Board discussion will take place at the annual meeting on Tuesday, 9/15.
- IV. Treasurers Report:
  - a. Review and acceptance of Income Statements dated July 31, 2015. Peri gave review of the master and gated community statements.
  - b. Transfer funds from Operating to ICS account. Hold for now until reserve expenses are paid.
  - c. Invoice approval: 7 invoices for projects/with high dollar amounts approved for payment.
  - d. Review and acceptance of the 2014 year-end financial audit by Mansperger Patterson & McMullin, PLC. No comments or issues reported.
- V. Old Business:
  - a. APS light pole outages update: 4 lights still out of original 26 reported not working, 6 total with 2 lights that are missing.
  - b. Status report for park/field improvements. Completed all steps, sprayed chemicals, some weeds remain, definitely more improved. Need to seriously address outside teams/coaches coming into Cortessa to practice on our fields. Community neighbors having conflicts with outside leagues playing on fields at the same time.
  - c. Palm tree trimming – complete.

d. Park tot lot shade structures – ordered/fall installation.

VI. New Business:

- a. Exterior wall paint project proposals. Approved quote from BKB Painting. Late-Sept to Mid-Oct start schedule.
- b. Wall repairs. 2-3 major repairs due to tree roots need to be repaired, painters will address small repairs/caulking with painting.
- c. 2016 Budgets. Discussion and pending decision on including a Rural/ Metro bulk contract.
- d. Winter rye over-seeding. Approved, all turf areas.
- e. Hazardous waste drop-off location. 2844 W. Broadway (South Phoenix). Waste Management off of Perryville & McDowell cannot accept hazardous waste materials.
- f. 2015 Legislative update. Informational only, minor to no changes made this session.

VII. Pending/Tabled Projects

- a. Projects update: Mailboxes in process for bid/proposal.
- b. Updates to Rules and Design Guidelines: Draft back from attorney, DRC to review and present to Board.

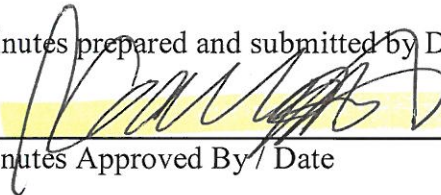
VIII. Open Discussion:

- a. Security. Need to address with the community security about the outside leagues/teams coming in to use our fields, they need to police this and address.
- b. Bulk Trash pickup. New pickup day is the 1<sup>st</sup> Saturday of every month now.
- c. Questions on bike lanes, RV's and missing street signs.

IX. Adjournment: Meeting was adjourned at 7:50PM.

Minutes prepared and submitted by Don Curry, Board Secretary

Minutes Approved By/ Date

 9/16/16