

CORTESSA COMMUNITY ASSOCIATION  
P.O.BOX 25466  
TEMPE, AZ 85285  
480-820-3451 / 480-820-7441 fax

Annual Meeting Minutes  
Tuesday, September 20, 2016  
7:00 PM  
Mountain View Elementary School

BOARD MEMBERS PRESENT:

Jim Gallagher  
Jeremy Bethancourt  
Matt Ford

MANAGEMENT PRESENT:

Peri Swenson

- I. The Annual Meeting was called to order at 7:03 PM.
- II. Welcoming Remarks & Introductions were made.
- III. Approval of Meeting Minutes: The August 16, 2016 Board of Director Meeting Minutes were unanimously approved. The September 15, 2015 Annual Meeting Minutes were reviewed as previously approved.
- IV. Nominations and Rural Metro questions: Jeremy Bethancourt and Ira McCullough each spoke to community members in attendance of their interest in running for a board position. Amanda Grad and Peggy Powell were not in attendance, Jim Gallagher read their candidate information.  
  
Rural Metro was in attendance again to answer any additional questions about service prior to the vote to consider the community entering into a bulk contract again with Rural Metro for fire protection/emergency service.
- V. Election and Vote: Voting was held by ballot with request for volunteers to count and recount ballots for both the election and Rural Metro vote.
- VI. Treasurers Report: Review and unanimous acceptance of Income Statements dated August 31, 2016. Treasurer Matt Ford gave review of the master and gated community statements.
- VII. Community Review: Jim Gallagher gave the community review including the status of builder lots and build-out of Cortessa, delinquency and collections and projects completed over the last year including exterior wall painting, additional trash and dog waste stations being installed, tot lot areas replenished with wood chips, sidewalk and walkway repairs made, ongoing wall repairs due to tree root damage and installation of ranch fencing on the west side of the community to prevent ATV traffic through common area.

VIII. Open Discussion:

- a. Landscape concerns about trimming, landscape trucks in the turf basins possibly causing irrigation damage and the large tree trim project not looking complete.
- b. Request for additional amenities like a pool/clubhouse.
- c. Questions about frequency of violation and parking tours.
- d. Request for straw barriers at the street gutters on residential streets to be removed.


IX. Election Results: Jeremy Bethancourt and Amanda Grad were re-elected to the Board of Directors.

X. Adjournment: Meeting was adjourned at 8:16 PM.

Minutes prepared and submitted by Peri Swenson, KMS.

Minutes Approved By / Date

---

 10/18/16