

Villas at Valley Country Club Association

Board of Directors Meeting Minutes

June 7, 2017

Meeting was called to order at 8:00 a.m. by Tom Alfrey. Quorum of the Board of Directors established. Minutes taken and transcribed by Virginia Johnson.

Board members present: Tom Alfrey, Margaret Escobedo, William Young, and Dan Darling

Board members absent and excused: Bob Strauss (traveling for Business)

Homeowners: 2 Homeowners Present

CPMG Staff: Virginia Johnson, Association Manager

Contractors Present: Russ – Supreme Commercial

Landscape Committee: Margaret Escobedo

Discussion: Flowers need a timer on the drip lines – and Margaret will let Mark know okay to move forward. Flowers need to be watered daily and turf three times per week.

Meeting Minutes:

- **Motion:** to approve the meeting minutes from May 3, 2017 as written was made by Tom Alfrey, seconded by Margaret Escobedo and passed unanimously.

Financials/Legal:

- **Motion:** to approve the April 2017 financials, prepared by CPMG, subject to audit was made by Tom Alfrey, seconded by Bill Young and passed unanimously.

Attorney Status Report: No accounts currently at Attorney

Association Managers' Report: Virginia Johnson provided update on daily operations. The yearly/monthly calendars, work orders and action items were discussed.

Board Topics:

- **Motion:** To ratify the board's decision to have Swingle trim additional trees not on original bid for a total of \$1, 689.00 was made by Tom Alfrey, seconded by Margaret Escobedo and passed unanimously.
- **Discussion:** Board requested that Sue Darling move forward with the painting of the monument sign. No rebuilds will be taking place at this time.
- **Discussion:** the contractor will be on site to prepare a bid for cleaning the gutters next week and CPMG will discuss the possibilities of gutter guards in the areas where trees are dense.
- **Update on Special Projects:** Painting is on schedule and ECC is running a clean job site and no homeowner issues have been reported.
- **Discussion:** the board requested CPMG produce a new directory since we have so many new homeowners.

Homeowner Forum: 2 Homeowners in attendance

Sprinklers, rabbits and water bills were discussed

Architectural: None

Correspondence: None

Hearings: None

Adjournment: 8:30 am

Next Meeting: July 12, 2017 at 8:00 am (moved from July 5 due to holiday)

Minutes approved July 12, 2017 Board Meeting