

Casas Adobes Terrace Homeowners Association

Board of Directors Meeting Minutes

Christ the King Church – Upstairs – 2800 W Ina Road

March 24, 2022

As Approved on May 26, 2022

Present: Rich Baumann, Amelia Cruz and Howard Buehler. Also present was Community Director Heather Donlan representing Associa Arizona.

Absent: All Present

Homeowners:

Call to Order/Adoption of Agenda

The meeting was called to order at 6:30 p.m.

Homeowner Forum

- There was no Homeowner discussion.

CC&R Compliance

- There were no issues to discuss.

Approval of Meeting Minutes

A motion to approve the January 27, 2022 Board meeting minutes as amended was made, seconded and passed with a unanimous vote.

A motion to adopt January 4, 2022 and February 1, 2022 ACC approved meeting minutes was made, seconded, and passed with a unanimous vote.

Financials

- The Board was provided with the January 2022 and February 2022 financials.
- As of February 28, 2022, operating funds totaled \$63,635.36 and reserve funds totaled \$70,120.46 including investments.
- Management was requested to provide the Board with an update on the water expense which does not accurately reflect the amount of water charged.

Officers, Committee, and Management Reports

Officers/Board member Report

- There was no updated report given

ACC

- The meeting minutes from January 4, 2022 and February 1, 2022 were adopted.

Landscape

- Irrigation repairs were made to leak which was caused from tree roots.

Web-site

- The web-site continues to be updated regularly.

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Management Report

- The Board was provided with a current management report which documented the management activity since the last meeting. There were no questions.
- Management will follow-up with Larry Recker on the status of the tax returns and the year-end compilation.

Old Business

- There was no old business to discuss.

New Business

Key Date Calendar for 2022

- Management was requested to update the February section to include streamlined pillar policy for non-profit organizations and for community association.

Potential Newsletter

- A potential newsletter will need to be ready at the beginning of June to be included in the July assessment statement.

Next Board Meeting – Thursday May 26, 2022

With no further business to discuss, a motion to adjourn the meeting at 6:51 p.m was made, seconded, and passed with a unanimous vote.

Respectfully submitted by
Heather Donlan, CMCA, AMS
Community Director
For Casas Adobes Terrace HOA