

# **MARBRISA RANCH HOMEOWNERS ASSOCIATION**

**Minutes of the General Meeting – March 11, 2008**

**Glendale Christian Church**

**Board Members present: Al Stockman, Paul Mason, Loretta Rollins, Bill Wilkinson, and Bob Fulton**

**R & R Representatives: Betsy Retchin and Suzanne Millikin**

I. CALL TO ORDER: Paul Mason called the meeting to order at 7:00 p.m.

II. WATER CONSERVATION: Jo Miller with the City of Glendale overviewed the water conservation efforts for the Marbrisa Community. Suggested installation of humidity sensors on the timers in order to provide for a reduction in water usage of up to seventeen (17%), based on ideal climate situations (ie – type of system, weather patterns, and quality of plant life).

Bob discussed alterations of watering in order to better accommodate our monthly watering targets. Cody of Rain Key advised of the trimming schedule, which is currently underway, will be performed in stages based on plant type. Also, to adjustments to the watering schedules of the plant life. Recommendation from Jo is to provide deep saturation to plants on a monthly basis.

Irrigation leaks are the primary cause of delays in accommodating the new water usage goals. Was suggested and shall be implemented to notify all Homeowners in the next Newsletter to report any and all irrigation leaks to R & R so they can be attended to in a timely manner.

Based on the recommendations by Jo Miller and Cody of Rain Key the Board is opting to purchase one (1) humidity sensor for installation onto the turf timer. Additional units can/may be purchased based on the outcome.

Factors to consider for the reduction in water usage: type of system, weather patterns and quality of plant life. This might adjust the actual reduction in water usage. However, due to the increases in water billings over the last 18 months by the city (20 – 25%) drastic measures are required in order to keep the budget in line.

III. APPROVE MINUTES: The minutes for December 11, 2007 Board Meeting were reviewed. Motion by Paul, Seconded by Bill. All in favor, motion carried.

IV. III REVIEW FINANCIALS: Review of the financial report stipulated that as of February 29, 2008 the Association had \$13,539.33 in checking, \$25,029.86 in the Van Guard Money Market, and \$4,000.00 in 5 year Certificate of Deposit for total assets of \$42,569.19. Financials accepted. All in favor; motion carried.

V. IV STREET PARKING / SPEEDING IN THE COMMUNITY: Board opted to address the parking situation with warning notices being posted on vehicles not in compliance with the CC&Rs. The Board as well as the property management company will be attending to this item. Speeding on 59<sup>th</sup> was addressed and a speed radar monitor will be requested for 57<sup>th</sup> Ave off of Brown in order to assist in the reduction of speed.

VI. OLD BUSINESS:

- Monument Wall Repairs: Were completed at a fraction of the estimated cost.
- Playground Equipment Repairs: Completion of all loose and bolted areas are now completed with a weld.

VII. OPEN DISCUSSION

- HO addressed concerns for a dead tree at 5815 Brown – New Homeowner shall be sent a courtesy notice to attend to;
- HO addressed a concern for rugs being flung over walls that are visible from the neighboring property and/or street.
- Monument wall off of 59<sup>th</sup> Avenue requires cleaning.
- Church will not be using the lawn for their Easter Egg Hunt.
- Neighbor complaints were addressed and relayed the Arizona Revised Statute that all Homeowners are required to provide their name in relaying a neighboring complaint and if requested this information shall be provided to the receiving party.
- Bob will be moving in mid April and has submitted his resignation from the Board.
- Christmas lights are still present on several homes – letters have/will be sent as required.

VIII. VI SCHEDULE NEXT ANNUAL MEETING for May 6<sup>th</sup>, 2008 at 7:00 PM.

IX. ADJOURNMENT 8:05 PM. Paul made a motion to adjourn the meeting, Bob seconded the motion, all in favor. Motion passed.