RANCHO GABRIELA HOMEOWNERS ASSOCIATION
P.O. BOX 25466
TEMPE, AZ 85285

Board of Directors Meeting - Open Session
Tuesday, September 26, 2023 @ 7:00 PM
Rancho Gabriela Elementary School

Meeting Minutes

I. Meeting was called to order at 7:04 p.m. by Louis Lugo, President. Jeanette Landis, Steve Benson and Darrell Meacham were in attendance. John Norton was absent.

II. Review and approval of the Board of Directors Meeting Minutes dated August 22, 2023.

III. Guest speaker: Jose Ortega- Yellowstone—Tree trimming is 25% complete, 70% of last Sisso trees removed and 54 Mulga trees installed.

IV. Treasurer's Report:
   a. Review and acceptance of the Income Statements dated July 31, 2023 (revised per last month) and August 31, 2023.
   b. Invoice approval—Yellowstone (3), EWING (2), City Certified (1), DECA (1), Mutt Mitt (1) and HOA Playground (1)
   c. 2024 Assessments—Fees will increase by $5.00 each month for the master association. Current rate is $53.00 and new rate will be $58.00.
   d. 2024 Draft Budgets—All approve

V. New Business:
   a. Review of recommended proposal—Storm Water Pros culvert/drywell repairs—All approve $29,425 proposal

V. Old Business:
   a. Holiday lighting—Lights and décor will be installed mid November and will be removed the 1st week of January.

VI. Tabled/Pending Items:
   a. Proposal from Yellowstone for next turf reduction project—On hold until 2024

b. Complete Design Guideline Amendments—In progress
c. Park lighting by Solar King in Parcels 11 and 17—pending schedule
d. Concrete repairs—2nd half to be scheduled for 2024

VII. Open Discussion:

- Scorpion update—924 killed year to date
- Graffiti in certain areas to report
- Tree hanging over fence in back yard from the common area—Information was reported to Jose from Yellowstone and will be taken care of.
- Homeowner brought up the issue of water shortage in the state and not understanding why more homeowners aren't using plants/drippers that save money.
- Drywell on 151st Ave. has a lot of leaves—Yellowstone will be notified and it will be looked into.
- 151st and 148th Ave, kids are taking rocks and breaking the sidewalks.

VIII. Adjournment at 8:12 p.m.

Minutes prepared and submitted by, Jeanette Landis – Secretary

_____ Minutes approved/date