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

Board of Directors Meeting - Open Session
Tuesday, September 27, 2016 @ 7:00 PM
Rosefield Charter School

Meeting Minutes

I. Meeting was called to order at 7:02 p.m. by Louis Lugo, President. Diane Pinkney, Jeanette Landis, Angie Kreger and Dan Stickney were in attendance.

II. Review and approval of the Board of Directors Meeting Minutes dated August 23, 2016.

III. Treasurer's Report:
   a. Review and acceptance of Income Statements dated August 31, 2016.
   b. Invoice approval for Ewing irrigation repairs and Somerset root barrier.
   c. Annual audit—Discussion and unanimous approval to conduct a full audit each year in lieu of every other year with a review as previously scheduled.

IV. New Business:
   a. Review of draft 2017 budgets—final budgets to be approved at the October meeting. Board voted unanimously to keep assessments at the same rate for 2017 with no increase.
   b. City of Surprise road maintenance—no schedule received yet, HOA responsible for re-stamping & repainting decorative brick areas within the community.

c. 2017 improvement projects –Picnic table and trash container replacements at the parks, some granite refresh, bollards at retention areas painted and hazard strip re-applied.
d. Community Yard Sale—Saturday, October 29th from 7AM - 4 PM.

V. Ongoing/Old Business:

a. Status of large tree trim/palm tree trim projects-complete
b. Status of gated parcels street maintenance—waiting on date from Cactus Asphalt, 2-3 weeks out for repairs and then sealing of the asphalt.
c. Security Patrol Update—All under control, no issues, talked to a few in the parks about after hours.

VI. Tabled/Pending Items:

a. Updates to Design Guidelines—almost complete, design committee to review and copies mailed to all members once final approval is given.

VII. Open Discussion:

a. Dead plant in a homeowner's yard that takes up the whole yard. Information given to Peri.
b. Area behind Rancho Gabriela School is in need of being cleaned up. Homeowner has called the school and after a week nothing has been done so code compliance was called. Code compliance stated they would look into the situation.

VIII. Adjournment at 7:35 p.m.

Minutes prepared and submitted by, Jeanette Landis – Secretary

10/25/16 President

Minutes approved/date