

DREAMING SUMMIT HOMEOWNERS ASSOCIATION

P.O. BOX 25466

TEMPE, ARIZONA 85285

480-820-3451

Tuesday, September 26, 2017

Open HOA Board Meeting Minutes

Dreaming Summit Elementary School – Media Center

Homeowners: 8

I. Call to Order at 7:30 PM. The meeting was properly noticed and a quorum present.

Present: Directors: Walter Flynn, Robert Nicholson, Mary Hunter, Todd Jakubowski
Caren Bailey resigned prior to meeting
Kinney Management Services, Deborah Hryb
Sgt. Trowbridge

II. Review and Approve Opening Meeting Minutes

August 22, 2017 Open HOA Board Meeting Minutes

Motion was made and seconded to approve the August 22, 2017, Open HOA Board Meeting Minutes as true and accurate. The motion was discussed and approved with a unanimous vote.

September 19, 2017 Open HOA Working Board Meeting Minutes

Motion was made and seconded to approve the September 19, 2017, Open HOA Working Board Meeting Minutes as true and accurate. The motion was discussed and approved with a unanimous vote.

HOA Business –

A. Old Business

- i. Administrative**
Ratify Emergency Action
Irrigation Repairs

Motion was made and seconded to ratify and approve emergency irrigation repairs in the sum of \$1,489.63 to be paid from Operating. The motion was discussed and approved with a unanimous vote.

Program Software – Board Laptops

Motion was made and seconded to approve the purchase of malware in the sum of \$87.27, download & configure in the sum of \$250 and install & configure Office 365 & Windows 10 in the sum of \$150, all to be paid from Operating. The motion was discussed and approved with a unanimous vote.

Meeting Postcard Format

Motion was made and seconded to approve format changes to the Association Meeting Notice postcard. The motion was discussed and approved with a unanimous vote.

Adoption of Association Rules

Motion was made and seconded to adopt rules; Vacation Rentals Prohibited and Lease Registration and Out-of-State owners including notice in the form of a letter for general dissemination to all members by mail. The motion was discussed and approved with a unanimous vote.

Design Review Guidelines Amendments

The Board tabled review and discussion to the October meeting.

B. Common Area

i. Community Park Signage

The Board tabled this to the October meeting to allow KMS to go back to the four (4) bidders for the number of signs required for bulk/discount pricing since only 4 of the 13 brown park signs will require replacement in 2018.

i. Landscaping

Tree Removal Request

The Board tabled this review and discussion to the October meeting to allow Somerset to assess, map and quote options including deep cutting.

III. New Business

a. Administrative

Countywide Security Rate Increase

Motion was made and seconded approving the \$5 per hour rate increase from \$45 per hour to \$50 per hour. The motion was discussed and approved with a unanimous vote.

Website Security Feature

Motion was made and seconded to approve an expense up to \$350 from Operating to add an SSL certificate to the association's website for a term of 5 years. The motion was discussed and approved with a unanimous vote.

2017 Audit and Tax Filings

Motion was made and seconded to approve the proposal from Jensen CPA in the sum of \$6,500 to be paid from Operating. The motion was discussed and approved with a unanimous vote.

Design Review Committee Resignation & Appointment

Walter Flynn resigned his position as chairman but will remain on the Committee as an alternate member until a replacement can be appointed. Motion was made and seconded to appoint board member, Todd Jakubowski as Chairman to comply with state law. The motion was discussed and approved with a unanimous vote.

B. Common Area

View Pointe Sign

This matter was tabled to the October meeting to allow KMS to obtain an amended bid to include a discount for the wall damage and just signage, no installation.

C. Landscaping

Marshall Park Tree Removal

Motion was made and seconded to approve the proposal from Somerset Landscaping to remove a dead tree including stump grinding at Marshall Park in the sum of \$300 plus tax to be paid from Operating. The motion was discussed and approved with a unanimous vote.

Root Barrier

Motion was made and seconded to approve the proposal from Somerset Landscaping to install a 40 foot root barrier behind 13549 Rovey in the sum of \$1,600 plus tax to be paid from Operating. The motion was discussed and approved with a unanimous vote.

IV. Open Floor

a. Residents

Topics from residents in attendance included:

- Street Parking
- Barking Dogs
- Assessments

b. Board

- President Flynn announced the resignation of Board Member, Caren Bailey effective September 26, 2017. Any member interested in serving should submit a biography to KMS for board consideration.

V. HOA Business – Reports (If Time Permits)

a. Old Business

Financial Reports – August 2017

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VI. Adjournment

A motion was made and seconded to adjourn the meeting at 9:47 PM. The motion was approved by unanimous vote.

Respectfully Submitted By:

Deborah Hryb

Kinney Management Services