

Edgebrooke Village II Homeowners Association Board Meeting – June 30, 2021

(Zoom Meeting)

Present – Andy Hernandez, Geralyn Modafferi, Lynette Snapp, Ray Skeps, LeeAnn Roger + 2 Homeowners

Call to Order – 6:35 PM by A. Hernandez, Vice President

Minutes – Approved via email and posted on website.

Treasurer's Reports – June 2021 Report was presented. Motion was submitted by L. Snapp and seconded by G. Modafferi to approve as presented – passed. Checking \$47,473.73; Money Market \$54,590.83; Street \$15,000.00.

Manager's Report – Submitted by L. Rogers.

Homeowners' Issues – Letter presented to Board. Issues addressed throughout agenda.

Neighborhood Watch – None

Pool Report

1. Pool Lighting – A. Hernandez presented bids received. Discussion held. Motion was submitted by G. Modafferi and seconded by L. Snapp to approve \$3,700 to update and add lighting to pool area – passed. A. Hernandez will schedule with vendor.
2. Music Volume Complaints – Discussion held. Homeowners are encouraged to call 911 if the noise is not turned down after 10 PM. Pima County guidelines for decibel levels of 70 and under for 7 AM to 10 PM and under 62 for 10 PM TO 7 AM. Apps are available for phones to measure decibel levels.
3. Slippery Tile in Bathroom – A. Hernandez will research options at janitorial supply shops.
4. Steps, Tile and Deck Repairs – A. Hernandez reports we will be scheduled for the fall, after the pool closes. Pool water level needs to be lowered for this work.
5. BBQ (Clean Up Pail/Scoop) – A. Hernandez is working on getting a free can for ash disposal.
6. Running – Posted rules are not being obeyed. Homeowner suggests we hire a guard/monitor to enforce this rule. This was researched previously and found to be prohibitively expensive.
7. Children in Pool Without Parent – Homeowners who see this should ask children to leave and return with parent.
8. Drug Deal Overheard by Homeowner – 911 was called but they were gone when sheriff arrived. This is the proper procedure. All illegal activities should be handled by police.

New Business

1. Palm Tree Trimming – Completed. All of debris was not cleared away. After discussion it was decided to get bids for a new vendor for the future.
2. Laird Fencing – Homeowner notified Board of poor condition. The Board is aware of situation and has been discussing plans for improvement of the entire east lot.

Old Business

1. Pool Access System/Upgrade – L. Rogers reports there are three options available from Comcast for WiFi, \$69 to \$89 a month (needed for new system). A. Hernandez asked L. Rogers to schedule install 3-4 weeks out. Motion submitted by R. Skeps and seconded by L. Snapp to approve \$120 monthly fee for new access system – passed.
2. Drainage Channel Clean-Up – A. Hernandez reports bids are coming in very slowly, therefore, we will table this.
3. Speed Bumps/Humps – A. Hernandez will research cost of just one at this time.
4. Pathway North of Pool – Completed.
5. Rock Landscape in Common Area - A. Hernandez reports the cost to move river rocks and create new rock landscape is \$1,800. Motion was submitted by G. Modafferi and seconded by R. Skeps to approve \$1,800 to relocate donated rocks and landscape in needed areas – passed. A. Hernandez to schedule.

Meeting Adjourned at 7:36 PM
Next Meeting – July 28, 2021