

*Green Valley Fairways Property Owners Association*  
*Green Valley's Oldest and Largest Homeowners Association*



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**MINUTES OF THE BOARD OF DIRECTORS**

**Date:** Tuesday, September 25, 2018  
**Time:** 11:00 AM.  
**Place:** Friends in Deed, 301 W. Camino Casa Verde, Green Valley, AZ

**Roll Call:** **Directors Present:** Michael Roth, Richard Sink, Sophia Schild, Helen Mullaly, Mike Hickey, Stephen Long, and Darcy Adshead  
**Directors Absent:** None  
**Stratford Management:** Helen B Brown  
**Homeowners:** Seventeen (17)

**I. Call to Order**

The meeting was called to order at 11:00 AM.

**II. Approval of the Minutes of the May 22, 2018 Board of Directors Meeting**

A motion was made by Mr. Hickey, seconded by Mr. Sink, and carried to approve the draft minutes of the May 22, 2018 Board of Directors Meeting as submitted.

**III. Announcement from President:** Board President, Michael Roth told those present that the Board is in receipt of resignations from Board Members Becky Garino and Ronda Lewis. Ms. Garino's term will be expiring at the Annual Meeting in February 2019 and Ms. Lewis's term expires in 2020. If anyone is interested in filling either one of the open unexpired terms to please contact a Board Member.

**IV. Committee Reports**

- A. Deed Adherence:** Ms. Brown told the Board that the inspection of August 29, 2018 resulted in 107 first notices and 36 invitations to hearing.
- B. Architectural Review:** From May -August 2018 the ARC has approved twenty-six (26) requests and denied one (1).
- C. Social Committee:** Ms. Adshead told those present that there is potluck scheduled for November 9<sup>th</sup> at the East Center. The Committee is currently looking for volunteers.
- D. Lights-On Committee:** There was no report.

**V. Management Report**

Ms. Brown reviewed the manager's report, a copy of which is on file at Stratford Management.

- ✓ Stratford Management will be providing a draft 2019 budget for the Board's review at the October Board Meeting.
- ✓ It is the recommendation of Stratford Management that some funds from the operating account be moved into the current money market reserve account or purchase a new long-term CD.

**VI. Treasurer's Report**

As of August 30, 2018, there was \$63,766.15 in the Operating Account; \$684.18 in the Median Planting Fund and \$9,858.12 in the Cash Reserve Account. There is a total of \$21,983.28 in Certificates of Deposit. Total expenses for the year ending August 30, 2018 total \$17,658.32 which is \$2,087.68 under budget expectations and total income for the same period is \$37,457.54 which is \$6,789.54 more than budget expectations.

**VII. Old Business**

There was no Old Business before the Board at the September 25, 2018 Board of Directors Meeting.

**VIII. New Business**

- A. Lot #354 Discussion Regarding Set-Backs:** Discussion ensued. The ARC Committee will be drafting a policy where requests involving set-back concerns will be taken to the Board for final approval.
- B. 2019 Annual Meeting:** The 2019 Annual Meeting has been scheduled for Friday, February 8, 2019 at the East Center. Registration starts at 12:00 and the meeting will start at 1:00.
- C. Nominating Committee:** Board Member Darcy Adshead has volunteered to serve as Chair of the Committee. There are two terms expiring.
- D. Discussion Regarding Current Fine Policy:** This item was tabled until the October Board Meeting.

**IX. Open Forum/Q&A for Stratford Management**

- A homeowner said that they are still having problems with Waste Management as they are not picking anything up that is not in a Waste Management container.

**X. Adjournment**

With no further business before the Board, the meeting was adjourned at 12:15 P.M.

Respectfully submitted,

*Helen B. Brown*

Helen B. Brown

Director of Management Services/Community Manager-Stratford Management

For the Green Valley Fairways Property Owners Association