

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



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DRAFT MINUTES OF THE BOARD OF DIRECTORS

Date: Tuesday, December 22, 2020
Time: 10:00 AM
Place: Meeting by Teleconference: Host location, 7315 N Oracle #200, Tucson, AZ 85704

Roll Call: **Directors Present:** Darcy Adshead, Judith Ramseyer, Bob Stenz, and Patricia Dent
Directors Absent: Sophia Schild
Stratford Management: Helen B Brown
Homeowners: Seven (7)

I. Call to Order

The meeting was called to order at 10:00 AM.

II. Approval of the Minutes of the November 24, 2020 Board of Directors Meeting

A motion was made by Mr. Stenz, seconded by Ms. Ramseyer, and carried to approve the draft minutes of the November 24, 2020 Board of Directors Meeting as submitted.

III. Committee Reports

- A. Deed Adherence:** Ms. Brown reported to the Board that the December inspection has not yet been performed.
- B. Architectural Review:** Ms. Adshead reported that the Committee continues to receive requests and the committee is meeting twice a month.
- C. Social Committee:** This committee is not active at this time.

IV. Management Report

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

V. Treasurer's Report

As of November 2020 month-end there was \$65,690.06 in the Operating Account; \$85.53 in the Median Planting Fund and \$12,322.51 in the Cash Reserve Account. There is a total of \$43,527.15 in Certificates of Deposit. Total assets equal \$121,25.25.

Total income for year ending November 30, 2020 totaled \$38,483.77 which is \$6,933.27 more than budget expectations.

Total expenses for the year ending November 30, 2020 totaled \$19,166.06 which is \$2,561.94 less than budget expectations. Items over budget include legal expenses, website and tax preparation.

VI. President's Report

Ms. Adshead announced that 2021 Annual Meeting has been scheduled for February 26, 2021 from Noon-3:30 PM at the Desert Hills Auditorium. Green Valley Recreation will allow only a total of fifty attendees, therefore homeowners will need to RSVP.

VII. Old Business

There was no Old Business before the Board at the December 22, 2020 Board of Directors Meeting.

VIII. New Business

- A. 2021 Annual Meeting:** Application for homeowner to be on the ballot for the election of directors has been sent to the printer and is scheduled to be put in the mail on December 22nd.
- B. CD's:** The CD at CAB has been cashed out at its maturity date and funds placed in the cash reserve account. Upon transition, those funds will be forwarded to Cadden Management. Ms. Adshed and Ms. Ramseyer signed new signature cards at BMO Harris for the CD that is currently at BMO Harris.
- C. Median Greens:** The Board would like to thank homeowner Ruth Tamminga for her work with Median Greens.
- D. Donation to Green Valley Fire Department Station 151:** A \$50 donation has been made to Green Valley Fire Department, Station 151 on behalf of the Association for ensuring that the water tanks on the medians are being kept full of water.

IX. Open Forum/Q&A for Stratford Management

- ✓ The ARC is looking for a representative for Fairways 1.
- ✓ There are three medians by Desert Meadows that need to be planted, however, that is not anticipated to occur until March. Once those medians have been completed, there are four remaining in Green Valley Fairways.

X. Adjournment

With no further business before the Board, the meeting was adjourned at 10:33 PM.

XI. Next Board Meeting: The next Board Meeting date to be determined.

Respectfully submitted,

Helen B. Brown

Helen B. Brown, CMCA

Director of Management Services/Community Manager-Stratford Management

For the Green Valley Fairways Property Owners Association