

# BOARD OF DIRECTORS' MEETING

Wednesday, March 19, 2008 – 1:00 P.M.

## Open Session

### **Introduction**

Present: Barb Becker – President, Pauline Schroedel - Vice President, Barbara Magnusson – Secretary, John Ellis - Treasurer  
Absent: Elaine Hall – Member at Large

### **Also in attendance**

Lisa McDaniel, Community Manager, and JoAnne Wentzloff, La Solana Condominium Recording Secretary

### **Homeowner Questions**

Items discussed:

Why HOA assessments are high

Better communication between homeowners and City Property Management

### **Approval of Minutes**

By unanimous decision, the Board approved the January 16, 2008 Meeting Minutes. The 2008 Annual Meeting Minutes were reviewed for content (not being approved).

### **Review of Association's Finances**

By unanimous decision, the Board approved the Financials for January 2008 and February 2008.

The following individuals were added to the Checking Account Signature Card: Ted Albright, Judy Goulbourne, Barbara Magnusson, and JoAnne Wentzloff.

### **Landscape Committee Update:**

Carol Karr, Unit #4207 gave the Landscape Committee update. A request was made to the Board for funds to be allocated to replace dead plants with Lantana. Approval was tabled until research can be done as to a plan and the cost involved.

### **Old Business:**

- J2 Engineering – The Board discussed the retention basin construction plans and estimate to remove the grass and replace with stone. Additional spec information will be requested from J2 Engineering prior to bid approval. A request was made by the membership that 3 bids are obtained for the project.
- Telephone audit completed. The Board agreed to direct Maggie Greene, Unit #5111 to make a recommendation on whether to go with Qwest or Cox service since she has an extensive background in this area. The decision will be executed after it is rendered.
- Opinion Results/Clubhouse Hours & Bulletin Board – 43 prefer clubhouse open on weekends and 103 want it closed. 128 want the bulletin board left as it is and 16

want it changed. By unanimous decision, the Board agreed to keep the bulletin board as is and to amend Article III, Section B, Item 2 of the Rules and Regulations to read: "The Clubhouse will be closed on weekends."

- Liquid Blanket – By a 3-1 vote, the Board approved the purchase of a liquid solar blanket for the pool. Pauline Schroedel voted "no" on the issue.
- Board Books – Lisa McDaniel, Community Manager will see that all Board Members have a complete Board book.
- Salon Rent – The Board agreed to have Lisa McDaniel, Community Manager negotiate a new contract with the salon owner with the starting point of the negotiation to be at a rate of \$400 per month.
- Elevators – Lisa McDaniel gave an update on the new elevator service contract.
- Website – By unanimous decision, the Board approved the installation of a website for the association. Cost breakdown: \$279 set up, \$129 for 10-year domain name, and \$50 per month to maintain the service.

### **New Business**

- Building Representative Duties – A brief discussion took place as to duties of a building representative and the best way to utilize them.
- Clubhouse Computer Etiquette – Residents were reminded to properly sign in and out when using the computers.
- Trash Pickup Schedule & Proper Securing – Trash is picked up on Monday and Friday. Trash and paper must be bagged and securely tied and not placed out before 7:00 a.m. of the scheduled pick-up day.
- Pool Rules Sign/4' edge set-back/Capacity Signs – The residents were reminded that the Maricopa County Environmental Health Code Chapter VI, Section 7, Regulation 3A states that walkways shall be continuous, unobstructed and at least four (4) feet wide. The Board agreed to add this code to the Lasolana Condominium at Sun City Grand Rules and Regulations dated October 17, 2007.
- Additional Pool Chairs? Remove grass by pool? A decision was made to table these items until the fall board meeting.
- Next Meeting – Wednesday, May 21, 2008

### **Adjournment**

The meeting was adjourned at 3:10 p.m.

Respectfully submitted,

JoAnne Wentzloff  
Recording Secretary