



Date: April 07, 2017
Time: 1:00 PM
Place: Las Campanas GVR Center, Acacia Room

- 1. Call to order and Roll Call:** President Bob Dahm called the meeting to order at 1:00 pm. All Directors were present: Michael Banks, Sandy Bird, Scott Chancellor, Bob Dahm, Richard Davis, Joe Gulvezan and Paul Williamsen. Also present were Linda Hansen from Cadden Management and 7 homeowners.
- 2. Approved Minutes:** The minutes of January 13, 2017 and February 10, 2017's Annual Meeting were approved by a motion from Paul, second by Scott and all voted aye.
- 3. Financial Report:** Presented by Mike Banks: As of March 31, 2017

Funds in Operating Account:		\$ 103,372.84	
Funds in Reserve Account:		\$ 16,137.69	
Total Assets:		\$ 119,510.53	
Budget Comparison:	Actual	Budget	Variance
Income	\$ 22.30	\$ 70.00	\$ (47.70)
Expense	\$3,718.97	\$7,505.00	\$ (3,786.03)

The Audit Committee successfully completed an internal review of A/R, A/P, Bank Statements and Check Registers and found no errors or omissions. Mike expressed a special thanks to Carl Baldwin, Don Lathrop, John Struve and Gary Zech for joining the Committee. Terry Cogan, CPA performed a compilation of the financial information and prepared our State and Federal Tax Forms that were filed on February 10, 2017. No State Tax was due; Federal Tax was the usual \$50.00. Mike assured that our finances are in very good order with sufficient assets for the rest of the year.

Manager's Report: Linda Hansen reported on the following:

- **Wiring for pagoda lights-**Robert Hodges has replaced about 90' of damaged wire in the Desert Bell median between Las Campanas Village and Solterra. He recommends that the cactus and bushes surrounding the pagoda lights be removed and to use caution when planting new plants. Robert also suggests replacing the halogen flood lights at the Esperanza monument with LED floodlights.
- **Cost to change pagoda lights to LED lights-** There are currently 245 pagoda lights. Per Robert, the cost of material to retrofit the lights would be \$20,580.00. If we replace with new light fixtures, the material cost would be \$28,175.00. Labor would be extra.
 - Due to the high cost, Scott suggested putting the lighting on hold since it is working fine for now and wait for more recommendations.
- **Christmas Lights:** It was suggested to have all Christmas lighting changed to LED for cost efficiency. Some members reported that they have already started. A memo will be sent out to all HOA's to encourage the change.

4. Committee and Liaison reports

- **Landscape/Maintenance** – Scott reported:

- 1) The committee met and revised their plans for the planting on Desert Bell Drive. The new plans are to place 4 trees (3 are already approved for planting) and 5 bushes. The bushes will be: 2 Texas Rangers and 3 Desert Spoons and the trees are a choice of: Palo Verde, Desert Willow and Mesquite. The estimate from Hot Desert Landscaping is 4 trees of choice (3 already approved for planting) @ \$198.00 each, 2 Texas Rangers @ \$98.50 each and 3 Desert Spoons @ \$98.50 each for a total of \$1,284.50. In addition, the watering for all plants listed will be on a maintenance contract for \$96.75 per month.
Scott made a motion to: Plant 5 bushes and 1 additional tree as per the Hot Desert Landscaping estimate. Paul seconded and motion passed.
- 2) It was reported that Mistletoe growing in trees can cause problems if not removed. Scott made a motion to: Hire a tree company, Monstrosity, to remove Mistletoe on affected trees; not to exceed \$1,000.00. Also ask for quotes on pruning and tree trimming.
Seconded by Mike. In discussion, Mike confirmed our tree trimming budget is \$6,000.00.
Motion passed.

- **Website:** Scott reported it is up and running. www.lascampanas.info
- **Design review:** Bob reported that there is nothing new.
- **Green Valley Council:** Paul reported:
 1. The GVC meeting was held March 10, 2017. The guest speaker was Mindy Blake, Outreach Coordinator of the Regional Transportation Authority. Ms. Blake outlined how the 2.1 billion in bonds covered by the ½ cent sales tax has been used over the first ten years of the 20 year life of the bond issue approved in 2006.
 - a. Nearly 770 transportation projects have been completed. Such as: bike lanes, bus pullouts, streetcars, landscaping, wildlife corridors, sidewalks and pedestrian crossings, etc.
 - b. The bus system claims 54% ridership and the local Dial-a-Ride 3000 per month.
 2. The GVC Executive Board had the annual meeting with Pima County Officials on March 6, 2017.
 3. The GVC Annual Report presentation will be at GVR West Center on April 10, 2017 starting at 1:30 PM and will be introduced by County Supervisor Steve Christy. 2016 Accomplishments will be presented, Annual Goals discussed and a summary of Specific Goals for 2017. Stay after to meet the GVC Standing Committee Chairs.

Next Meeting is April 20, 2017. 8:30 – Desert Hills GVR

Where you may stay after to meet the GVC Standing Committee Chairs.

Green Valley Recreation – Bob suggested for each of us to go on the GVR website for the information instead of him summarizing and reporting to us. All the information is posted on line and can be accessed at: gvrec.org

5. Old business:

- **Desert Bell Lighting Upgrade Study:** Lighting put on hold. Present system is working fine for now.

6. New business:

- **Statutory Agent for the State Arizona Corporation Commission:** This position has been

returned to Mr. Cadden of Cadden Management.

7. Announcements:

- It was announced that Eddie Peabody passed away Wednesday, April 5, 2017.
- We have 30 new homeowners in Las Campanas. 8 in LC Village, 3 in Sonoma, 4 in Sonata, 1 in Ventura West, 6 in Capistrano, 1 in Solano, 4 in San Miguel and 3 in Soledad.
- Next Meeting is May 12, 2017 at Las Campanas GVR, 1 pm.

8. Member comments:

- It was requested that a contact person in each HOA be sent a copy of the minutes, agendas and any notice of changes or cancelations of meetings. The new secretary (Sandy) has the email addresses and will comply.

9. Adjournment: Bob had to leave a couple of minutes early for another meeting, so the meeting was adjourned by vice president Scott Chancellor at 1:47 p.m. with a motion from Mike, second by Joe and approved by all.

Respectfully submitted,

Sandra (Sandy) Bird, Secretary

Approved by motion on May 12, 2017