



Date: November 4, 2016
Time: 1:00 PM
Place: Las Campanas GVR Center, Ocotillo Room

1. **Call to order and Roll Call:** President Bob Dahm called the meeting to order at 1:00 pm. Attending was Bob Dahm, Carol Bates-Smith, Mike Banks, Scott Chancellor, Paul Williamsen and Joe Gulvezan. Absent was Richard Davis. Linda Hansen represented Cadden Management. 17 homeowners attended the meeting.
2. **Approved Minutes:** Mike moved and Paul seconded to approve the corrected minutes of October 14, 2016. Approved by all.

3. **Financial Report:** Presented by Mike Banks: As of October 31, 2016

Funds in Operating Account:	\$ 60,958.24
Funds in Reserve Account:	\$ 15,982.72
Total Assets:	\$ 76,940.96

Budget Comparison:	Actual	Budget	Variance
Income	\$ 13.28	\$ 22.00	\$ (8.72)
Expense	\$5,779.51	\$7195.00	\$(1,415.49)

Mike stated we will be positive at the end of the year.

4. **Manager's Report:** Linda Hansen reported on the following:
 - The topped tree on Desert Bell was questioned by a Soledad board member as to when it would be removed.
 - Hot Desert will remove the dead bush on the west side of the Esperanza monument.
 - Fairfield is obtaining bids to install gravel along Desert Bell between Solterra and Sonata.
 - A new ocotillo has been planted at the La Canada monument.
 - Hot Desert was told to re-trim the suckers on the acacia tree near Sonoma's entrance.
 - Robert Hughes will coordinate the project of installing a LED spotlight and electrical outlet at the new Solterra Monument.
 - Sandy Bird of Ventura sent in a self-nomination form to fill a board of Directors position.

5. **Committee and Liaison reports**

- a. **Landscape/Maintenance** – Scott had three issues to discuss.
 - 1)The trees on Esperanza to Las Campanas Village do not have any beetles. But the bark is coming off due to sunburn. We need to get with Hot Desert to have the trees pruned properly. We could paint them to protect them but the bark will not grow back no matter what is done. At this point there is nothing to do.
 - 2) There is a wiring issue in the back of the monuments. There was a grounding issue that was fixed but in the meantime there is just a mess of wires all over and need to be rewired in the future.
 - 3)Pictures of the root damage repair at Gary Pelfrey's house were passed around and the Pelfreys would like to be reimbursed for the \$425 it cost them. A tree in the common area had roots grow under their wall. The common area property is owned by Ventura but

the trees were planted by the developer. Mrs. Pelfrey stated the tree was ugly, had not been pruned and was full of suckers. After much discussion, Paul made a motion that the Master Association trim the trees on a regular basis. Ventura is tasked to cut the roots undermining Bell Tower to Golden Desert Way. Seconded by Mike and approved by all. A second motion was made by Scott to split the cost with Pelfrey's or \$213. Carol seconded. However in the discussion it was discovered that Carol misinterpreted the motion and rescinded her second. The motion died for lack of another second. Pat Fisher will look into the Ventura HOA paying the Pelfrey's for their costs.

- b. **Website** – Scott reported there is nothing new.
- c. **Design review** – Bob Dahm stated there were no actions to report
- d. **Nominating** – Dick was absent but a nomination form was sent in by Sandy Bird.
- e. **Green Valley Council** – Paul reported the Household Hazardous Waste went well and had many responders. The date for the shredding in Sahuarita is December 3. Dick Roberts reported for the RTA Task Force that they have requested a ½ cent sales tax increase to pay for road construction and repair, not new roads. It is in the hands of the County now. GV Pride cleaned up the gas stations and the Dairy Queen will open Jan 1.
- f. **Green Valley Recreation** – Bob reported that anyone can get on GVR's email list and find out all that is going on. Dues will go up \$10 for 2017.

6. Old business

- a. **Status of gravel addition between Solterra and Sonata:** Fairfield is getting bids to do the project.
- b. **Master Gardner's evaluation of Trees:** This was already discussed.
- c. **Ventura root problem:** This was already discussed.
Bob Dahm asked Scott when the Long Term Landscaping Plan might be presented. Scott answered the first of next year. They will discuss revegetating and replacing dead plants and bringing in low use water plants that will produce some color. The only time to prune trees is in April and we should probably get a professional arborist to determine which trees should be pruned and how.

7. New business

- a. **Approval of renewing CD at Commerce Bank:** The present CD expires in three weeks and needs to be renewed. Mike moved and Paul seconded that we renew the CD for 15 months at .94% APY (annual percentage yield). The Board was unanimous in approval.

8. **Announcements:** Next Meeting December 9, 2016 at Las Campanas GVR at 1 pm in the Las Campanas Recreational Center.

9. **Member comments:** Nothing appropriate to the Master Association.

10. **Adjournment:** Meeting adjourned at 1:50 p.m. with a motion from Mike, second by Scott and approved by all.

Respectfully submitted,

Carol Bates-Smith, Secretary

Approved by motion on