

Surprise Farms Community Association

PO Box 25466
Tempe, Arizona 85285
(480) 8203451

BOARD OF DIRECTORS OPEN SESSION MEETING MINUTES MARCH 17, 2022

Board Members Present: Renee Nelson, Pam Tufegdzcic and Margaret Kogle

Board Members Absent: Daniel Monson - 1 Vacancy

Management Present: Betsy Andona, Community Manager - Kinney Management
Tony Santillan, Stillwater Landscape

Homeowner's Present: 2 Homeowners on Zoom

Call to Order: A quorum was established with three (3) out of five (5) Board members present. The Open Session meeting held virtually via Zoom was called to order at 7:04 pm by Renee.

Minutes: A motion was made, seconded and carried unanimously to approve the February 21, 2022 meeting minutes as presented.

Guest Speaker, Tony Santillan – Stillwater Landscape: Tony gave an update about current landscape items –

- Backflow on Greenway was repaired.
 - Parcel 6 Curbing has been complete.
 - Dormant Bermuda being sprayed and irrigation is being checked for summer prep.
 - Drywells are filling with silt, the kids are moving the river rock.
 - Will work on granite replenishment and curbing proposals.
 - Crew will be trying the 4 – 10hr schedule.
- Estimate 191-2022-12 – Greenway Irrigation Repair – A motion was made, seconded and carried unanimously to approve the Option 1 Irrigation Repair along Greenway Rd from the City upgrade damages for a total cost of \$9,582.00; the plants will be replaced at a later date.

Financial Report: The February 2022 Financials were reviewed and approved as presented.

- SFA - A motion was made, seconded and carried unanimously to re-invest \$25,000 of CD #7397 and CD #7389 that expires on 04/28/22 for another 12 months and deposit the \$1,626.00 x 2 in to the CIT ICS account.
- SFA – A motion was made, seconded and carried unanimously to allow CD # 5018 and CD #5026 to roll back into the CIT ICS account when they mature on 04/28/22 and purchase \$45,000.00 CDs for 12-month terms in June and July.

Invoice(s) for Approval:

- Stillwater Landscape –
 - o February Irrigation – Invoice #21650 – A motion was made, seconded and carried unanimously to approve Invoice #21650 for a total cost of \$1,018.23 for the irrigation repairs for the month of February 2022.
 - o Tree Removal – Invoice #21636 – A motion was made, seconded and carried unanimously to approve Invoice #21636 for a total cost of \$4,855.00 for the removal of a eight trees and stumps.

Surprise Farms Community Association

PO Box 25466
Tempe, Arizona 85285
(480) 8203451

Manager's Action Item List: The Board reviewed the updated Action Item list; no action needed at this time.

Pending/Tabled Items:

- Parcel 8 – Driveway Sealcoating Project – Manager reported that the contract is with the Attorney for legal review prior to signing. Next steps is to schedule a Town Hall meeting for Parcel 8 and sending notices once scheduling is set.
- Parcel 5 Mailbox Repair Status – Manager is waiting to hear from vendor with new update; nothing new to report at this time.

New Business:

- Zona Wyyerd Internet Vendor Issues – Manager reported that the company does have permits and the proper documentation to be constructing along the easement. Tony from Stillwater did report that he has been working closely with them when any issues come up in the common areas. One homeowner on the meeting call did say he had a good experience with them. The Board is adamant about not having signage in the community.

Additional Items: None at this time.

Open Discussion:

- Large vehicle on the side street.

Adjournment: There being no further business to discuss the meeting was adjourned at 8:00pm. The next meeting will be April 21, 2022 at 7pm via Zoom.

Respectfully Submitted On Behalf of the Board of Directors for
Surprise Farms Community Association

Betsy Andona, Community Manager
Kinney Management Services

BOARD REVIEWED AND APPROVED: _____