

# SURPRISE FARMS COMMUNITY ASSOCIATION

P O Box 25466  
Tempe, Arizona 85285  
480-820-3451 phone 480-820-7441 fax

ANNUAL MEETING MINUTES  
Monday, November 12, 2012  
Palm Vista Baptist Church  
7:00 PM

## BOARD MEMBERS PRESENT:

Eddie Dimas  
Margaret Kogle  
Rick Palmer  
Dana Rosenbaum

## MANAGEMENT PRESENT:

Peri Swenson  
Shawna McCall

- I. Mr. Palmer called the meeting to order at 7:00 PM.
- II. Approval of Annual Meeting Minutes:  
A motion was made by Mr. Palmer to approve the annual meeting minutes from November 14, 2011, 2<sup>nd</sup> by Mr. Dimas, unanimous approval of the annual meeting minutes.
- III. Nominations:  
There were 2 declared candidates on the ballot. Each in attendance spoke briefly regarding their interest in re-election to the board. There were no nominations from the floor.
- IV. Election
- V. AAA Landscape was in attendance, Ken Krause and Hansel Ortiz spoke briefly about turf issues and water usage. AAA has been on the property for just over a month since October 1, 2012. They will attend and report at meetings on a quarterly basis.
- VI. Treasurers Report:  
Review and acceptance of income statements dated November 30, 2012.  
A motion was made by Mr. Dimas to approve the 2013 master association assessment and operating budget, 2<sup>nd</sup> by Mr. Palmer, unanimous approval of the 2013 master association assessment and operating budget.  
The master association budget was approved with an increase of \$1.25 per month from \$36.75 to \$38.00 per month. The Parcel 8 special use fee budget will be finalized and approved at the January meeting. The Parcel 8 special use fee is anticipated to be reduced due to completion of repairs and sealcoating of the shared hammerhead driveways in 2012. Parcel 8 Members will be notified of the new assessment amount prior to December 1, 2012 pending the updated reserve study.
- VII. Community Review: Mr. Palmer gave a review of changes and improvements that took place in 2012.
- VIII. Open Discussion:  
Discussion items included comments regarding on-street parking and the security patrol service.
- IX. Election Results: Margaret Kogle and Dana Rosenbaum were re-elected to the Board of Directors.
- X. The Annual Meeting was adjourned at 7:40 PM.

Minutes prepared and submitted by,  
Peri Swenson - KMS

Minutes approved / Date

 11/14/12

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