

# MONTEREY MASTER OWNERS ASSOCIATION

## Board of Directors Meeting

May 17, 2018

### Minutes

The Board of Directors of the Villages of Monterey Master Owners Association held a Regular Board Meeting on May 17, 2018 at 6:30 PM

Mr. Santangelo called the meeting to order at 6:35 with the following members present:

#### DIRECTORS PRESENT:

Bob Bulmer  
Amy Kodak  
Lori Marshall  
Steve Miller  
Bob Murrell  
Ron Santangelo  
Holly Harmon

Derrick Ayres, arrived at approx. 7:45

#### DIRECTORS ABSENT:

Patty Fey

#### ALSO PRESENT:

W. Neil Dorrill, Manager

Approval of Minutes of the Meeting April 19, 2018 of the Board were approved with minor corrections to spelling **on motion by Mr. Bulmer, seconded by Ms. Marshall. The motion carried unanimously.**

#### Report of Officers

Treasurer- the Treasurers report prepared by Mr. Ayers was presented by the President (attached) YTD capital resale fees were noted at \$17,600 Treasurer Report was accepted upon a motion **by Mr. Murrell seconded by Mr. Bulmer. The motion was carried unanimously.**

Mr. Dorrill also updated the Board on the credit card authorization to include a bank card in lieu of the Costco card. Mr. Ayers and Mrs. Corsarie were authorized signatories with a \$10,000 limit.

### Security

Ms. Marshall outlined repairs for the exit lanes to include replacement of loop detection and authorized paving contractor if necessary to reinstall brick entry

Ms. Marshall introduced a “known vendor” procedure for contractors to reduce traffic back-ups occurring in the morning. This will be evaluated further.

### Clubhouse/ Grounds

Mr. Miller discussed final plans for sports court fencing at a height of 10 feet. Playground shade screen is being fabricated and he will also bid tennis fencing and security. \$27,500 estimated for fencing, additional \$27,000 for resurfacing. Final decision will be made at the time bids are received

### New Business

- Mr. Bulmer suggested a new rule pertaining to no contractors allowed to work on Saturday. Mr. Miller suggested a survey prior to any final determination
- New member approval committee. Holly Harmon will chair a committee to process applications for approval. (Holly, Bob M., Patti, Bob B.)
- Dan Whittles was designated to review and coordinate a community swim team effort.

### Community Assignments/ needs

- President Santangelo outlined the following areas for future board decisions
- Cable/ Internet- Century Link, Hotwire, Summit, Comcast- future proposals to be evaluated
- Website- Front Steps Design Firm was suggested to update website- reservations and emergency phone alert, text feature needs to be explored

- Mr. Dorrill provided an update for the property located at 8137 Ronda Ct. which had been the subject of a foreclosure and two Code Enforcement actions. Mr. Dorrill has toured the property with the Associations landscaper to prepare a proposal for debris/ stump removal, pruning and resodding. He will obtain an estimate to share at the next meeting. He also outlined steps to explore a potential Association foreclosure for the purpose of renting the property.

The next Board meeting was set for Thursday, June 21, 2018 @ 6:30 PM

Adjournment

The meeting was adjourned at 8:45 PM