

MONTEREY MASTER OWNERS ASSOCIATION

Board of Directors Meeting

June 21, 2018

Minutes

The Board of Directors of the Villages of Monterey Master Owners Association held a Regular Board Meeting on June 21, 2018 at 6:30 PM

Mr. Santangelo called the meeting to order at 6:40 with the following members present:

DIRECTORS PRESENT:

Derrick Ayers
Bob Bulmer (by phone)
Amy Kodak
Lori Marshall
Bob Murrell
Ron Santangelo

DIRECTORS ABSENT:

Patti Fey
Holly Harmon
Steve Miller

ALSO PRESENT:

W. Neil Dorrill, Manager

Approval of Minutes of the April 19, 2018 Meeting of the Board were amended to include: Michele Corsarie and Ron Santangelo for credit card signature authority with individual \$10,000 limits, a maximum of \$25,000 with an authorized signature. The May 17, 2018 Meeting of the Board were approved **on motion by Mr. Murrell, seconded by Ms. Marshall. The motion carried unanimously.**

Report of Officers

Treasurer- Cash balance 1.1 million as of May 31, 2018, Capital Resale fee total \$25,000. Disbursement noted from Capital Reserves for Athletic Fence, P&L for May on budget YTD and net income of \$160,000. Treasurer Report was accepted upon **a motion by Mr. Murrell seconded by Mr. Bulmer. The motion was carried unanimously.**

Security

Security concerns involving residents not calling ahead were expressed as this creates delays in processing guests

Documents Revisions

Mr. Murrell third quote on document rewriting and committee is scheduled to hold first meeting in July

New Business

- Playground shade redesign to meet set back and clearance requirements that are 25-30 height were discussed and evaluated ongoing.
 - Options include as noted in presentation
 - Increase cost to \$36,000 (10k over budget) consensus was to seek a variance

- Tennis court rehabilitation will move forward to resurface and replace courts, fencing security and furnishing, original budget \$50,000 current estimate \$75-\$77,000. A new \$80,000 project budget with reserves **a motion by Mr. Ayers seconded by Mr. Murrell. The motion was carried unanimously.**

- Duck management Ms. Kodak expressed concerns over the health impart of the large exotic duck population and reviewed options from wildlife officials. (A . Catch and release in live removal cost \$7,289 B. ongoing contract \$1,200 month) On a **motion by Mr. Santangelo to do option A. seconded by Ms. Marshall subject to verification of non protected status. The motion was carried unanimously.**

- Communications project Amy and Bob will perform a preliminary comparison of options and pricing and report back at the end of the summer
- Website New design hosting firm is working on a new site that has communications and reservation options with a presentation schedule for August
- Capital Resale Net available \$25,000 > \$22,000 is uncommitted.
- Other Neil was asked to explore cost of well for Mission Drive and cost share with effected resident. Additional discussion was received concerning the home at 8137 Ronda Ct. The Board expressed concerns over additional costs necessary to bring the house in a rentable condition. Mr. Dorrill was directed to continue to maintain the exterior landscape for mowing and trimming.

The next Board meeting was set for Thursday, July 19, 2018 @ 6:30 PM

Adjournment

The meeting was adjourned at 8:30 PM