

**THE SUN GROVES HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING – OPEN SESSION**

**Basha High School Library
5990 S. Val Vista
Wednesday, September 30, 2009
6:00PM**

MINUTES

1. **CALL TO ORDER**

The meeting was called to order by Ian Arnott at 6:07PM.

Board Members Present: Ian Arnott, Jon Wilson, Ed Healy
Board Members Absent: Melissa Campbell and Joe Murphy
AAM Representative Present: Carla Helmstadter
Homeowners Present: Five
2. **APPROVAL OF MEETING MINUTES**
 - August 26, 2009
Jon Wilson moved to approve the minutes with an amendment to replace “no homeowners in attendance”, with the correct number of “6 homeowners in attendance”.
Ed seconded the motion. The motion carried.
3. **HOMEOWNER FORUM**

No discussion.
4. **PRESIDENT’S REPORT**

Ian Arnott reported on the following:

 - Southeast corner of Lindsay and Riggs – No dust permit has been issued, yet, but land owners are involved and waiting for the City to approve.
 - The Trustee’s Sale for the Elite lots is still scheduled for 10/8/2009.
 - Elite is still honoring homeowner warranties.
 - Block Watch Committee Meeting scheduled for 10/8/2009.
5. **TREASURER’S REPORT**
 - August 2009
Jon Wilson reviewed the Balance Sheet. The Association is in good financial shape primarily due to several budget line items which have not yet been expensed, such as Granite Replacement.
6. **MANAGEMENT REPORT**
 - Common Area Lighting Inspection Proposal
Without objection, the Board approved terminating the lighting contract with Delta Diversified and entering into a contract with Deca Southwest.
 - Painting Proposals
The Board of Directors requested an additional painting proposal.
 - Granite Replenishment Proposals
The Board requested that the Landscape Committee walk the granite replacement areas with All Rock Supply.
7. **COMMITTEE REPORTS**
 - Finance Committee
 - A. Proposed 2010 Operating Budget
 - B. Proposed Delinquent Assessment Collection OptionsThe Board of Directors will review the budget and collection information and make a final decision at the October Open Session Board meeting.
 - Architectural Committee
Jon Wilson gave an update on recent submittals.
 - Communications Committee
No report.

- Social Committee
No report.
 - Landscape Committee
 - A. Proposal to Install Agave Plants at Both Monuments on Hillcrest and Hunt Hwy.
 - B. Proposal for Plant Installation
- Ed Healy moved to approve both proposals. Jon Wilson seconded the motion. The motion carried.

6. ADJOURNMENT

Ed moved to adjourn the meeting at 7:24PM. Jon seconded the motion. The motion carried.

Respectfully Submitted,

Carla Helmstadter, CAAM
Director of East Valley Operations
AAM, LLC
On Behalf of the Sun Groves Board of Directors