

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

**Basha High School Library
5990 S. Val Vista
Wednesday, June 24, 2009
6:00PM**

APPROVED

MINUTES

1. CALL TO ORDER

The meeting was called to order by Ian Arnott at 6:10PM. A quorum was present with Ian Arnott and Jon Wilson in attendance and Melissa Campbell via speakerphone.

Carla Helmstadter from AAM, LLC was present.

Three (3) homeowners were present.

2. HOMEOWNER FORUM

Homeowner, Tara Dale, thanked the Board of Directors for their volunteerism and for the content of the 3rd quarter newsletter. She also announced that she was coordinating a Block Watch program on her street.

3. APPROVAL OF MEETING MINUTES

May 27, 2009

Jon Wilson moved to approve the minutes from May 27, 2009 as submitted. Melissa seconded the motion. The motion carried.

4. PRESIDENT'S REPORT

Ian Arnott announced that the City of Chandler sent correspondence to the owners of the vacant lot on the southwest corner of Lindsay and Riggs regarding dumping and securing the property. To date, the owner has not responded to the City.

5. TREASURER'S REPORT

May 2009

Jon Wilson provided the Treasurer's Report. The Association is under-budget YTD, primarily because some budgeted projects have not yet been started.

Operating Funds \$195,162.12

Reserve Funds \$703,841.10

6. MANAGEMENT REPORT

Carla Helmstadter provided the management report. The Board of Directors approved moving forward with Ecology Control Industries (ECI) for drywell cleaning. Carla will work with ECI to create a numbering system for the drywells and the annual schedule.

The Board of Directors requested one more quote for painting the pump equipment, the exterior of the pump house and the monument signs.

The Board of Directors approved installing tiles along the top of the monument sign on Doral and Lindsay to match the adjacent monument.

7. COMMITTEE REPORTS

Finance Committee

Jon Wilson will coordinate a meeting with the other Committee members before July 15, 2009 to begin the 2010 budget process, review contracts and collection options.

Architectural Committee

Jon Wilson reported that the Committee is reviewing, on average, two (2) submittals per week.

Communications Committee

The Board of Directors approved spending \$200.00 to upgrade the website to allow Board members to access the database.

Social Committee

Kim Devall and Tiffany Hendrix have volunteered to organize the Social Committee. Three events will be held during the remainder of 2009.

- October G.A.I.N. event
- November Community Garage Sale
- December Holiday Lighting Contest

Landscape Committee

The Board of Directors would like to see the Committee's proposals with costs and 'before' photos/ 'after' renderings before moving forward with decisions regarding the change in plant pallet and monument enhancement.

6. NEW BUSINESS

No new business was discussed.

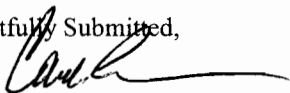
7. UNFINISHED BUSINESS**Common Area Signs**

Ian Arnott will contact the City of Chandler regarding the recommended verbiage for the signs the Board is considering installing around the lake area.

8. ADJOURNMENT

Without objection, the meeting was adjourned at 7:00PM.

Respectfully Submitted,



Carla Helmstadter, CAAM™
Director of East Valley Operations
AAM, LLC
On Behalf of the Secretary for
The Sun Groves Homeowners Association

Sun Groves Board Meeting
Homeowner Roster – Wednesday, June 24, 2009

Name	Address/Email
1 John E Jackson	4343 E. Tommy Pines Ln
2 Joe and Tara Dale	4849 E Karsten Dr josgal@cox.net
3	
4	
5	
6	
7	
8	
9	
10	
11	
12	
13	
14	
15	
16	
17	
18	
19	
20	