

**PECAN GROVES ESTATES II OWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
January 11th, 2016**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on January 11th, 2016 at 7:00 pm.

Directors in attendance were Steve Roehling, Jeff Johnson, Marsha Speicher, Greg Lind, Sharryn Kuhlman and Kevin Holland.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:03 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the October 12th board meeting

Resolved: To approve the December financials.

Notation: Scott to ask landscaper when is best time to begin Grant work.

Notation: Scott to get 2 trimming bids in March for the work to be scheduled in May

Notation: Scott to continue follow-up with SRP about the utility box repainting on Ash.

Notation: Scott to follow-up with the City about the additional raised sidewalk on Ash.

Open Discussion: None

There being no further business to come before the Board, the meeting was adjourned at 7:32 p.m.

The next meeting is scheduled for Monday March 14th at 7:00 PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

**PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
March 14th, 2016**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on March 14th, 2016 at 7:00 pm.

Directors in attendance were Steve Roehling, Jeff Johnson, Dan Corsetti, Greg Lind, Sharryn Kuhlman, Kevin Holland & Marsha Speicher.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:01 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the January 11th board meeting.

Resolved: To approve the February financials

Resolved: To approve the proposal of \$2,060 for tree trimming from Harris and Sons. They are to provide numbers for the specific trees they propose to trim.

Notation: The landscaper will begin the turf reduction project the week of the 21st of March and is projected to end by the end of July 2016.

Notation: Scott to ask the landscaper to cut the bottle brush tree roots at the raised sidewalk on ash.

Notation: Scott is to notify the Board Members at the time the board candidates declare

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 7:28 p.m.

The next meeting, which is the Annual, is scheduled for April 5th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
June 13th, 2016

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on June 13th, 2016 at 7:00 pm.

Directors in attendance were Steve Roehling, Jeff Johnson, Dan Corsetti, Greg Lind, Sharryn Kuhlman, Kevin Holland & Marsha Speicher.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:00 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the March 14th board meeting.

Resolved: To approve the May financials

Notation: To approve have Scott keep contacting Tempe 311 about the raised sidewalks.

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 7:08 p.m.

The next meeting is scheduled for August 8th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

**PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
August 8th, 2016**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on August 8th, 2016 at 7:00 pm.

Directors in attendance were Steve Roehling, Jeff Johnson, Greg Lind, Sharryn Kuhlman & Marsha Speicher.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:02 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the June 13th board meeting.

Resolved: To approve the July financials

Notation: To revisit the utility box area landscaping at a later date

Notation: Scott to get 3 bids to paint the common area walls this fall. Only minor stucco patching is required. Must quantify amount of paint to be used.

Notation: Greg to double check for second tree causing wall damage at lot #2?. Scott to send photos of inter wall damage to the Board and get bid to minor patch and texture homeowner side of the wall.

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 7:35 p.m.

The next meeting is scheduled for October 10th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

**PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
October 10th, 2016**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on October 10th, 2016 at 7:00 pm.

Directors in attendance were Steve Roehling, Jeff Johnson, Greg Lind, Sharryn Kuhlman & Marsha Speicher.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:00 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the August 8th board meeting.

Resolved: To approve the August financials

Resolved: To approve the budget provided by Jeff to include a monthly assessment increase from \$38 to \$39.

Notation: Sherry to call Jeff to confirm moving \$6,000 from reserves to operations.

Notation: Steve to coordinate Snow day planning on November 25th at 9:00AM

Notation: Steve to create newsletter to include the 2017 budget and assessment increase notification.

Open Discussion: No homeowners were present.

Scott to confirm meeting dates in 2017 on 2nd Monday of the months. April-Annual Meeting, May, August, Oct. and Nov.

There being no further business to come before the Board, the meeting was adjourned at 7:55 p.m.

The next meeting is scheduled for November 7th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary

**PECAN GROVES ESTATES II HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING MINUTES
OPEN SESSION
November 7th, 2016**

A meeting of the Pecan Groves Estates II Homeowners Association Board of Directors was held on November 7th, 2016 at 7:00 pm.

Directors in attendance were Steve Roehling, Jeff Johnson, Greg Lind, Sharryn Kuhlman.

Scott Darnall from Kinney Management Services was also present.

A quorum was established. The meeting was called to order at 7:08 p.m. by Steve Roehling.

Upon motion duly made and seconded, the following resolutions were unanimously passed unless otherwise indicated:

Resolved: To approve the minutes of the October 10th board meeting.

Resolved: To approve the October financials

Resolved: To approve the 2017 meeting schedule of Feb. 13, April 10-ANNUAL, May 15, August 14, October 16 and November 13th.

Notation: Scott to be more responsive to Board Member emails.

Notation: On Snow day the landscape irrigation water is to be turned off.

Notation: Scott to request that landscape irrigation be shut off soon and to fix irrigation leak at Warner and Mill.

Notation: Scott to send 2016 Board Member attendance to Jeff for review.

Open Discussion: No homeowners were present.

There being no further business to come before the Board, the meeting was adjourned at 7:34 p.m.

The next meeting is scheduled for February 13th at 7:00PM at the KMS offices.

Respectfully submitted,

Scott Darnall,
Recording Secretary

Respectfully submitted,

Dan Corsetti
Secretary