

Minutes of the Board of Directors
SAN IGNACIO HOMEOWNERS ASSOCIATION

July 25
1:00 P.M.
Via ZOOM

DIRECTORS:

Present: Judy Kunhert-Gomez- PRESIDENT
Ruth Titus -SECRETARY

Absent temporarily: Sue Taylor-Lane- VP/ TREASURER

Call to Order:

Meeting was called to order at 1:00 P.M., a quorum was present

Homeowners: 15

Approval of minutes from BOD meeting July 21, 2020

Financial Report: Refer to detailed report in July 21,2020 minutes

Old Business: Ratification of Resolution 04-2020, changing the name to

San Ignacio Villas HOA. Motion was made,seconded and passed by unanimous vote

New Business:

- a. Landscaping update: Shrubbery and clean up on a regular basis by estimate from Twin Peaks Landscaping will be ~\$750 per month. Currently we are paying Valscapes \$1380 per month, plus more for additional work
Trees will be removed or trimmed, on a long-term five year plan, separate from routine landscape maintenance. Bids are still coming in for tree work
- b. Irrigation: According to Ron Martinesi, our irrigation system is not salvageable. The least expensive option would be to put battery operated timers (approximately \$26.00 & tax) on each unit, and each unit will pay for the water as well. We have not received a hard bid on the installation of lines
- c. Pool and Spa repair and renovation bids: Three bids were received for the extensive pool work needed. 1. Economy Pools: \$18,833. Did not include concrete work, or electric work for two emergency shut offs. Pima Pool and Plastering: \$22,500 3. Arizona Pool Restorations: \$41,000. Pima Pool is the best bid of the three, and includes concrete work and required shut offs for pool and spa. They have a work time of approximately 20-35 days. None of the bids included the palm trees, the required higher barrier around the pool equipment enclosure or the fixing of the gate locks. There will also be an additional cost of water for refilling.
- d. **Special assessment:** a special assessment will be sent to each homeowner by August 3, 2020 to pay for the pool and spa repairs, replastering, deck restoration and additional items required by the county. The amount of the assessment will be \$550 per unit. Ballots must be returned with a postmark of not later than September 3, 2020
- e. Roads will have to be resurfaced next year at approximately \$30,000 in cost. our goal is to not need a special assessment for this project.

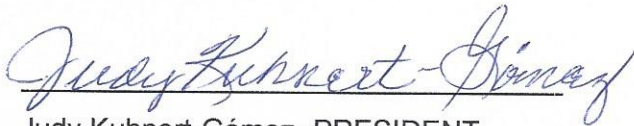
- f. Ken gave a review of the website and information about the section on rental properties. The homeowners can now access the cc&r's, by laws, minutes, plat maps and more. We thank Ken so much for his hard work and the beautiful site he has set up for everyone. He will allow homeowners to send him information to be posted about rental properties at louken@live.com Please do not use this email for any other reason.
- g. The BOD would like to thank everyone for their enthusiasm about volunteering for committees. You are much appreciated.

Homeowner concerns and questions were very limited by time constraints. One clarification on the cost of the chosen pool bid was answered.

Due to ZOOM time limit, the meeting was adjourned at 1:30 P.M.

Next Board meeting, date: August 18,2020, : time TBD

Minutes by Ruth Titus- SEC



Judy Kuhnert-Gómez- PRESIDENT