

MOUNTAINBROOK VILLAGE AT GOLD CANYON RANCH ASSOCIATION

Board of Directors

March 28, 2006 – 9:45 A. M. in the Mesquite Room

Minutes

Members in attendance: Alan Clark, Larry England, Cis Haines, Christine Knight, Andy Kurtz, Mary Peters, Dan Wienckoski

CCMC Representatives: Cindy Putbrese, Activity Director
Dennis Gibson, AMS®, CMCA®, Community Manager

Call to Order-Roll Call

President Kurtz called the meeting to order at 10:00 A. M. Secretary Haines called roll call. A quorum was present.

Approval of Minutes

President Kurtz directed that we have been advised by CCMC, our attorney, and the state legislature, that our minutes should reflect the actions of our association Board of Directors. Our minutes should NOT include:

- substance of the debate relating to a motion,
- secretary's opinion on matters,
- summary, or remarks, of a guest speaker.

President Kurtz stated that if you wish to hear the discussion, you will need to attend the Board meetings. Also, our minutes will be duly signed by the Secretary of the Board of Directors. Vice-President England made a motion to approve the February 28 minutes, and Executive Session minutes, with one correction: the minutes should have read "assets" rather than "asset" on page one, first paragraph; and also to approve the March 2 minutes and March 8 Executive Session minutes. Director Peters seconded the motion and it passed unanimously.

Committee Reports

President Kurtz welcomed new Board members, Director Knight and Director Clark.

As we confirm the Presidential appointments, President Kurtz stated that the Board always asks these questions about committees:

- Do we need this committee?
- Is this a standing or ad-hoc committee?
- Does the committee have a charter?
- Will the committee give written recommendations?
- How will we recognize the committee's work?

As we make these appointments, please consider:

- Role of committees is to **assist** the Board in meeting its responsibilities by gathering information and making recommendations.
- Role of committees is to **broaden community input** and serve as a means of **obtaining member opinions and attitudes**.

We ask the committees to refrain from:

- making Board decisions,
- holding positions for life,
- expanding their scope outside the committee's charter,
- using staff as committee employees.

We would like to meet with committee Chairs twice during this year. You can read about our committees in the MountainBrook handbook. Thank you for volunteering!

Architectural – Director Knight moved to receive and file the Architectural Report. Director Peters seconded the motion and it passed unanimously.

Budget and Finance – No Report

Building and Grounds – No Report

Covenants Review – Director Peters moved to receive and file the Covenants Review Report. Director Clark seconded the motion and it passed unanimously. Treasurer Wienkoski moved that 3.2.15 be amended to: The main coating for back yard patios must be a muted earth tone color. Accent tile must also be of an approved earth tone or Southwest color. The motion passed unanimously.

Government Affairs – Treasurer Wienkoski moved to receive and file the Government Affairs Report. Director Clark seconded the motion and it passed unanimously.

Election – Director Peters moved to receive and file the Guidelines for Tabulation of Ballots. Vice-President England seconded the motion and it passed unanimously. President Kurtz noted it would be received and filed but not adopted until after discussion and review. Director Knight suggested that poll takers be invited to this discussion. Approved by President Kurtz. Vice-President England moved to receive and file the Report of the Co-chairs of the Election Committee on the 2006 election process.

Safety – Safety committee was invited by Secretary Haines to the Gold Canyon United meeting on April 25 when the Sheriff will be there to speak. Director Knight said that the first Monday at 2:00 Lieutenant Doug Brown is coming to speak at the Safety Committee. Director Peters moved to receive and file the Safety Committee Report. Treasurer Weinckoski seconded the motion and it passed unanimously.

Treasurer's Report

Vice-President England moved to receive and file the Treasurer's Report. Director Peters seconded the motion and it passed unanimously.

Management Report

Director Knight moved to receive and file the Management Report. Treasurer Wienkoski seconded the motion and it passed unanimously.

Continuing Business

- a. Memorial bench, number and placement – Director Peters moved to accept donation of second bench and allow them to choose the spot. Passed unanimously. Dennis Gibson will decide on the placement of other benches.
- b. Pickleball Court – Director Peters moved to table vote and discussion until we have all needed information. Director Clark seconded the motion and it passed unanimously.
- c. Floor Covering report – President Kurtz appointed Secretary Haines, Director Peters and Dennis Gibson to research carpet for the Superstition Center, Sunset Room and Library.
- d. Sunset Room Tile bids – Treasurer Wienkoski moved that we accept the proposal from Advance Repair Technologies. Director Clark seconded the motion and it passed with one dissenting vote by Director Knight.

- e. Director Peters made a motion to purchase a Sharp XP-10X projector not to exceed \$1300. Treasurer Wienckoski seconded the motion and it passed unanimously. Treasurer Wienckoski said the funds would be taken from the Activity fund.

New Business

- a. Trees by the pool – Director Peters moved to accept the bid from Urban Forestry Care for \$811. Director Clark seconded the motion and it passed with one dissenting vote.
- b. Five Year Plan review – President Kurtz appointed an ad-hoc committee to research increasing the future development fund fee. The committee will include Director Peters, Secretary Haines, Max Warren, and Bob Springer. Director Knight moved to start an ad-hoc committee to research the recommended increase in the future development fee. Director Clark seconded the motion and it passed unanimously.
- c. Affirmation of Volunteers for Committees – President Kurtz affirmed the volunteers on standing committees. Director Knight moved to confirm Presidential appointments of the 2006-07 Standing Committee members. Director Clark seconded the motion and it passed unanimously. Vice-President England moved to confirm Presidential appointments of the 2006-07 ad-hoc committees of Energy, Floor coverings and Future Development. Treasurer Wienckoski seconded the motion and it passed unanimously.

Discussion Items

- a. Dog Waste correspondence – Dennis Gibson to check with Boy Scouts re: assistance with signs/receptacles and bags.
- b. Security correspondence – President Kurtz appointed an ad-hoc committee to study dog waste. Members will be Directors Clark, John Coburn and Director Knight.
- c. Code of Conduct – Dennis Gibson to receive edits from Board of Directors to revise the code of ethics.
- d. MountainBrook Drive Barricade – Vice-President England and Secretary Haines to check on the open space that has rocks dumped on it. President Kurtz asked that the Safety Committee check on quads going through the barricades. President Kurtz also asked for a notice to be put in the Mountaineer.
- e. Petition for resumption of sound on TV's in exercise room – Director Knight moved that the Board of Directors set up a “yay and nay” about the sound in the exercise room.

Adjournment

Secretary Haines moved to adjourn the meeting at 12:35. Treasurer Wienckoski seconded the motion and it passed unanimously.

Cindy Putbrese
Recorder

Accepted by Secretary Haines