

DESERT SHORES RACQUET CLUB HOMEOWNERS ASSOCIATION
MINUTES
BOARD OF DIRECTORS MEETING
December 5, 2019 at 6:01 PM
Community Sail Club

A Regular meeting of the Board of Directors of Desert Shores Racquet Club Homeowners Association was held on December 5, 2019 in accordance with the By-Laws. The meeting was called to order at 6:01 PM by President William Smith.

I. Board Members Present:

President/Treasurer	William Smith
Vice President/Secretary	Carol Pagone
Director	Leo Kessler

Board Members Absent:

Others Present: Jason Kelly and Breanna Doyle, representing management (FCCMI), Melissa Gonzalez representing Earth Green, and Cody Galant, representing G4S Security.

Adoption of Agenda: Carol Pagone made a motion amend the agenda with the addition of the October 2019 and November 2019 financials, landscape report, security report, Desert Shores report, Social committee report, the Cox contract, and Landscaping tree trimming bids, approve advisory committee charter and appoint members, and 2640 Seashore. William Smith seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved.

Announcement of Appointment Director Leo Kessler.

- I. Homeowner Comments** (Please refer to the attached Sign In sheet for the homeowner attendance).
No comments.
- II. Minutes:** Carol Pagone made a motion to approve the October 24, 2019 regular meeting minutes as presented. William Smith seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved.

Financials: Leo Kessler made a motion to approve the October 2019 financials as presented. Carol Pagone seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved. Leo Kessler made a motion to approve the November 2019 financials as presented. Carol Pagone seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved.

approved.

- III. **Management Report:** Management will be updating the Board throughout the meeting.
- IV. **Landscape Report:** Melissa, representing Earth Green reported landscaping is currently working on the winter pruning and have added additional plantings around the North side of the Community.

Security Report from G4S: Item IV security Report- Cody Galant, representing G4S Security provided the Board with a summary report of the November guard reports. He also presented a Metro crime report which showed there were no crimes committed within the Racquet Club.

- V. **Desert Shores Representative Report:** The Board reported there is currently a campaign being conducted regarding changing the CC&Rs.
- VI. **Social Committee:** The Board reported the Winter Wonderland Event will be on December 14th. from 3-6PM at Desert Shores Racquet Club. Second Saturday is scheduled to be held at the Sail Club in conjunction with this event. Caroling with Santa will be on December 11th beginning at 5:30 with entertainment at the Sail Club beginning at 6:00 pm. Super Bowl Party will be on February 2nd with the time to be announced later.

VII. Unfinished Business

A. **Sting Contract:** The Board requested Management obtain bids for new security camera maintenance.

- B. **Cox Contract:** William Smith made a motion to approve the new contract with Cox not to exceed \$560 monthly for a two-year renewal, with further negotiating. Carol Pagone seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved.

VIII. New Business

A. **Pool Resurfacing Update:** The Board reported the project will begin January 6th with the pool closing. The Board anticipates having the pool opening party at the end of March.

B. **Appointment of Assistant Secretary or Membership Committee:** Carol Pagone motioned to approve Sharon Swanton as the Assistant Secretary of Desert Shores Racquet Club Homeowners Association as a non-voting officer. The motion was seconded by William Smith. The floor was open for

discussion. The question was called, and the motion was unanimously approved.

C. Townhome Roofing Update: Management reported all roofing repairs are currently in review in with Roofing Southwest and we are waiting for a start date to begin the project.

D. Review Wall Bids: Management provided the Board with the following bids:

- **J&L-** submitted a revised proposal for \$2,150.
- **Adame Construction-** submitted a proposal for \$1,722.
- **West Craft Inc-** submitted a proposal for \$4,500.

The Board has decided to table the decision until the next planning meeting.

E. Review Sail Club Renovation Bids: The Board reviewed the following bids:

- **Adame Construction-** submitted a proposal for to include paint, remove and install of vinyl flooring for \$19,309.
- **West Craft Inc-** submitted a proposal for the removal of the flooring, painting and installing vinyl flooring with \$26,481.
- **J&L-** submitted a proposal for \$16,828.

This decision was tabled pending receiving samples and more information from vendors.

F. Landscaping Tree Trim bids: Carol Pagone motioned to approve the proposal from Seven Brothers for the trimming of twenty-one trees in the Townhomes for \$1,365. Leo Kessler seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved. Leo Kessler motioned to approve the proposal from Seven Brothers removal of nine small trees with stump grinding for \$2,450. Carol Pagone seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved.

G. Approve Advisory Committee Charter and Appoint Members: Carol Pagone motioned to approve the Advisory Committee Charter and the establishment of the Committee. Carol Pagone seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved. Carol Pagone motioned to appoint Iruka Atamoh, and Ogonna Brown, Leo Kessler and herself as members of the Advisory Committee Charter. Leo Kessler seconded the motion. The floor was open for discussion. The motion was seconded by William Smith. The question was called, and the motion was unanimously approved.


XII. Upcoming Planning Meetings at FCCMI Office: (All meetings will be held, as scheduled, on Thursdays in FCCMI Office at 10 AM unless otherwise indicated. A copy of the agenda will be provided 3-days in advance upon request.)

December 19th, January 15th, February 20th and April 16th .

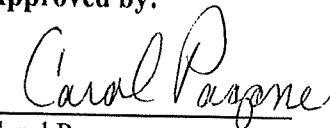
XIII. Homeowner Forum: No comments.

XIV. Adjournment: With no further business to be brought forth to the Board, William Smith made a motion to adjourn the meeting at 7:33 PM. Leo Kessler seconded the motion. The floor was open for discussion. The question was called, and the motion was unanimously approved.

Submitted by:


Thomas Kelly, CAM
Community Association Manager

Approved by:


Carol Pagone
Secretary/Vice President

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