

La Quinta Home Owners Association Annual Homeowners Meeting Minutes March 26, 2018

Response from City Engineer Jeff Kramer added 3/27/18

The meeting was called to order at 6:07 pm by HOA President Dan Hann.

Board members present were Dan Hann, Brenda Cutsforth, Ken Frazier and Sam Pepper. Kurt Nolte was excused. Also present: Jacque Hann, HOA accountant and Landscape Coordinator. There were 21 lots represented by those in attendance.

CITY ENGINEER – Jeff Kramer of the City of Yuma Engineering Department spoke to the HOA concerning the construction east of our subdivision and the retention basin that runs between La Quinta and Barkley Estates. Two members of the Barkley Estates HOA were also in attendance.

- **CONSTRUCTION TO THE EAST** – Kramer reported that it is the obligation of the developers of the Park West sub division to return that area to its original condition following the work they did to tie the Park West area into the city sewer. While it was specified in their permit that it be done within 72 hours it has not been done. The developers say they will do it, but no timetable has been set. HOA members asked Kramer to take their concerns back to the city that this work be completed as soon as possible by the developers and report back to Jacque Hann with the city's response.
- **RETENTION BASIN** – Kramer reported that there are no immediate plans for the retention basin, although the city has decided not to landscape those areas any longer, going to zero-scaping in its place. That basin has not been scheduled for zero-scaping. Owners cited their concerns about the standing water. Kramer said he would report back to his superiors and let the HOA know their response.

MINUTES - Sam Pepper read the minutes of the March 2017 annual meeting. Phil Oates moved the minutes be approved as read, second by Ron Keller. Motion carried. Pepper reminded homeowners that all minutes and documents are available on the HOA website www.lqhoa.com

UPDATE – Dan Hann reported on projects underway or completed:

- Hired Valley Lawn to replace JSA as the Landscapers for the HOA
- Jacque Hann assumed the duties of Landscape Coordinator
- Kurt Nolte was appointed to fill the vacant board position created when Jim Hall resigned. Kurt agreed to serve until the March Annual Meeting
- Adopted the 2018 budget, after the homeowners voted a \$25 per month increase in the assessment fee to cover the current landscaping contract. The budget also did away with the discount offered for 2018 if fees were paid annual instead of monthly. We received 20 annual

pre-paid assessments despite the loss of discount, which allowed us to fund Reserve for the year.

- Discontinued the exclusive use of the pool
- Purchased a new pump motor for the spa
- Installed two new loops for the exit gate and all street light posts were painted
- All our roads were resurfaced
- A gas leak at the clubhouse was repaired by Southwest Gas
- The perimeter fence was repaired
- The board approved construction of a storage facility to be attached to the clubhouse.

LANDSCAPE REPORT – Landscape Coordinator Jacque Hann presented the landscape report.

Highlights included:

- **TREES** – Since September 2017, 73 trees were trimmed and 11 were removed. We will look at more in September 2018.
- **IRRIGATION** – We have repaired two leaks in our 2-inch waterlines. One was behind lots 97 and 98 on Irma Street, the other was in the La Quinta Basin
- **MAPPING** – Valley Lawn is continuing the mapping of our irrigation system started by JSA. Valley Lawn has removed 9 of the battery-operated timers. We still have 6 to go.
- **ROCK** – once the re-wiring is complete we will refresh the rock in the areas that were dug up. Then we will look at the budget and work on some of the front yards.
- **PLANTS** – Areas without plants will be evaluated for replacement in April.

FINANCIAL REPORT – Jacque Hann presented the financial report. Highlights included:

- \$200,000 has been placed in a Compass Bank CD that pays 1.4% interest, which will give us a return of a little more than \$2,000 at the end of term.
- The reserve fund was fully funded in 2017
- We only have one homeowner past due for \$2,925

ELECTION RESULTS – The ballots submitted by email and at the meeting were tabulated by Jacque Hann. She reported that the Jim Hall was elected to the board, to fill the vacancy left by Kurt Nolte's resignation. Jim told the owners that he would like to step down and let the election runner-up take his place on the board. The board agreed to his request and Ashley Yergler Herrington agreed to join the board and fill the vacant position.

JIM HALL and JACQUE HANN – Both Jim and Jacque were complimented by the owners present for their hard work.

The meeting was adjourned at 7:16 pm.

Respectfully Submitted
Sam Pepper, Vice President

The following email was received from Jeff Kramer following the annual meeting:

From: Kramer, Jeffrey A. - City Engineer - Director of Engineering <Jeffrey.Kramer@yumaAz.gov>

Sent: Tuesday, March 27, 2018 1:30 PM

To: 'Dan & Jaque Hann' <takes2hanns@roadrunner.com>

Subject: RE: Annual Board Meeting request to Joel Olea

Happy to be there and field the questions Jacque,

I have already scheduled an inspection of the concrete paving on the secondary emergency access way between your community and the school as well as the sidewalk between that area and Barkley Ranch Ave through your basin. I should have that report when I return next Monday.

We are following up on the schedule for the concrete and grading restoration and will pass on what we learn.

I spoke with Joel and he is getting me the basin xeriscape conversion schedule he has. He couldn't recall if your basin was on it or not, but should have it to me soon. We also discussed the basin functioning improperly, and he tells me it has never drained properly since it was constructed originally by the developer, so I will include this item in my communication with Administration. We also discussed the issue of gating/bollards on the emergency access and he indicated it had been mentioned to him by Larry, and Joel had passed it along, but it has not been followed up on by staff yet, thus my not being aware of it last night. I will also include that in my communication with Admin.

I will be sending an email to Admin by the end of today. Unfortunately, between kicking off a new construction project and dealing with several crises I haven't gotten to it yet. I will copy you on that message as promised. Hopefully I catch everything in it, but if not, please feel free to remind me when you read it.

Jeff

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