

Winds of Tatum Homeowners Association

PO Box 25466
Tempe, Arizona 85285
(480) 820-3451

BOARD OF DIRECTORS OPEN SESSION MEETING MINUTES JANUARY 12, 2021

Board Members Present: Mark Lamia, Neil Miranda, Steven Giroux, Peg Mulloy, Pam More, Jana Foreman, Dan Hoskin and Gregg Levy

Board Members Absent: Gin Prine

Management Present: Betsy Andona, Community Manager - Kinney Management

Homeowner's Present: 5 homes represented

Call to Order: A quorum was established with eight (8) out of nine (9) Board members present. The meeting held virtually via Zoom was called to order at 6:35pm by Neal.

Approval of Previous Meeting Minutes: A motion was made, seconded and carried unanimously to approve the meeting minutes from the November 10, 2020 meeting as presented.

Committee Reports:

- **Landscape Committee** – Gregg gave an update about the irrigation proposal and said that it needed to be tabled until he receives all three bids. He reported that the community will begin trimming on a five (5) week cycle and homeowners just need to contact the landscape committee or management regarding additional plantings.

- **Irrigation Estimate Presentation** – This item is tabled until the next meeting.

- Architectural Committee –

- Guideline Update -

- **White Window Frames** – Peg confirmed that the white vinyl frames can be painted and will be reviewing a new rule for the guidelines with the Committee.

- **Commercial Vehicles** – It is in the CCRs that commercial vehicles are prohibited. The Board discussed looking into revising the CCRs.

- **Portable Basketball Standards** – It is currently in the rules that they must be stored out of use; the Board is adding this to their list of rules to review.

- **Violation Fine Policy** – The Committee will be getting together to review and revise the current policy.

- **Website Committee** – Jana reported on the changes she has made with the web host and invites any feedback or suggestions.

Financial Report: Steven gave an over view of the November 2020 Financial Statements; a motion was made, seconded and carried unanimously.

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Unfinished Business:

Speed Bump Update – This item has been withdrawn from discussion.

New Business:

Community Rummage Sale – Is scheduled for Saturday, February 13th from 8am – 1pm; notice will be posted on the website and the bulletin boards.

Community Documents – Design Review Form – The Board discussed separating the document into two (2) separate documents – Exterior Change Form and Landscape Change Request Form. A motion was made, seconded and carried unanimously to separate the forms; they will be posted on the website once edited.

Additional Items:

Next Newsletter – Gregg would like a blurb included that if any homeowner removes a bush/shrub they are in violation and will receive a notice through the regular process.

Homeowner Forum:

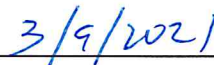
- Solar Inverters cannot be painted, it will void the warranty.
- Since minutes cannot be posted without being approved can a meeting summary be posted on the website – Peg will type a summary after each meeting.
- Pumpkin violation notice – they are decorative.

Next Meeting: The next meeting will be on March 9, 2021 at 6:30pm via Zoom due to Covid-19.

Adjournment: There being no further business to discuss the meeting was adjourned at 7:55pm.

Respectfully Submitted on Behalf of the Board of Directors for
Winds of Tatum Homeowners Association
Betsy Andona, Community Manager
Kinney Management Services


Approved and Accepted – Signature by Board Secretary


Date