

Winds of Tatum Homeowners Association

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

BOARD OF DIRECTORS OPEN SESSION MEETING MINUTES NOVEMBER 9, 2021

Board Members Present: Mark Lamia – by phone, Steven Giroux, Jana Foreman, Gregg Levy and Peg Mulloy

Board Members Absent: Neil Miranda and 3 Vacancies

Management Present: Betsy Andona, Community Manager - Kinney Management

Homeowner's Present: 3 home(s) represented

Call to Order: A quorum was established with five (5) out of nine (9) Board members present. The meeting held in person at the New Vision Community Center was called to order at 6:32pm by Gregg.

- **Appointment of Board Members:** Due to not achieving quorum at the 2021 Annual Meeting a motion was made, seconded and carried unanimously to appoint the incumbents from the ballot – Jana Foreman, Steve Giroux and Peg Mulloy; and Katie Caracciolo as a new member to the Board.
- **Director Positions:** A motion was made, seconded and carried unanimously for the Director Positions to be as follows:
 - President – Neal Miranda
 - Vice President – Gregg Levy
 - Secretary – Peg Mulloy
 - Treasurer – Steve Giroux
 - Member at Large – Jana Foreman
 - Mark Lamia
 - Katie Caracciolo
- **Committees:** The community committees will remain the same as well –
 - Architectural – Peg Mulloy
 - Landscape – Gregg Levy
 - Website – Jana Foreman

Approval of Previous Meeting Minutes: A motion was made, seconded and carried unanimously to approve the meeting minutes from the September 14, 2021 meeting as presented.

Committee Reports:

- **Landscape Committee** – Gregg gave an update about the current landscape projects – 43 bushes and 6 trees have been replanted throughout the community. The next phase of the irrigation upgrade should be along Rosemont in November/December. It has been decided NOT to change landscape service providers.

- **Architectural Committee** – Peg presented proposed changes to the Community Rules & Regulations for Flags, Signs and Exterior Décor/Artwork/Lighting; she requested feedback from the fellow Board members and final revisions will be presented at the January meeting.

- **Website Committee** – Jana gave an update about the fillable forms online, they are all there and work well. She will be adding photos of the community soon.

Financial Report: The Board reviewed the September 2021 Financial Statements as the October Financials have not been completed yet; a motion was made, seconded and carried unanimously to accept them as presented.

- **Invoice(s) for Approval:** B&C Tree Services – Invoice #16624 - A motion was made, seconded and carried unanimously to approve Invoice #16624 for a total cost of \$2,340.00 for 1 tree removed and various other trees trimmed.

Unfinished Business: None at this time.

New Business:

- **2022 Budget** – A discussion was held regarding the proposed expenses for 2022, Gregg read a letter provided by Neal in his absence objecting to an increase. A motion was made, seconded and carried 5 For – 2 Against to increase the monthly assessment to \$64.86 beginning January 1, 2022.

- **2022 Meeting Dates** – A motion was made, seconded and carried unanimously to accept the 2022 meeting dates as presented; they will be posted on the website and in the bulletin boards.

Additional Items:

- **Events** – Jana brought up scheduling events for the community to participate in; she will present ideas to the Board shortly.

Homeowner Forum: None at this time.

Next Meeting: The next meeting will be on January 11, 2022 at 6:30pm tentatively at the New Vision Center.

Adjournment: There being no further business to discuss the meeting was adjourned at 7:30pm.


Respectfully Submitted on Behalf of the Board of Directors for
Winds of Tatum Homeowners Association

Betsy Andona, CMCA, CCAM, CAAM

Community Manager

Kinney Management Services


Approved and Accepted – Signature by Board Secretary


Date