

Sunrise at Wigwam Homeowners Association

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

BOARD OF DIRECTORS OPEN SESSION MEETING MINUTES April 12, 2023 Zoom Meeting

Board Members Present: Lisa Juarez, Paul Krey, Nicole Vaughn, Cindy Romanowski, Hugh Thompson

Management Present: Camala Hartley, Community Manager - Kinney Management

Homeowner's Present: 1 homeowner represented

Call to Order: A quorum was established with five (5) out of five (5) Board members present. The meeting held virtually via Zoom was called to order at 7:20pm.

Approval of Previous Meeting Minutes: A motion was made, seconded and carried unanimously to approve the meeting minutes from the January 11, 2023, with 1 correction next meeting date to be added in the minutes as April 11, 2023.

Financial Report: The March 2023 Financial Statements were reviewed; a motion was made, seconded and carried unanimously to approve them as presented.

- Invoices for Approval – None at this time.

Unfinished Business:

- Plant Enhancement Proposal – Yellowstone #219016 proposal, Lisa thought the original proposal of 110 plants was too expensive the number of plants were decreased to lower the expense to 72 with approval of the lower amount of plants, KMS manager will get together with Yellowstone for community placement.
- Wall Separation Issue – KMS presented 1 bid and waiting for a 2 bid to compare cost. KMS manager explained the cost of materials is very expensive and the type of block is not available will need to match the best the vendor can do.
- Southwest Gas Proposal- KMS manager sent the board the information from SW Gas to review, the board wants the wall to be simple and it will be painted to match the rest of the community walls.

New Business: The board requested KMS manager to get other landscaping bids for tree/palm tree trimming, landscaping service bids. They would like to compare services and cost of yearly trimming; board requested a water zone irrigation map. The board would like to know why the doggie bags keep running out, KMS explained that Yellowstone does replenish the bags as a courtesy an additional station placed in the park was requested, KMS manager to get pricing. Landscaping committee was form to talk about tree replacement and get other types of trees in the community to conserve water. The board shared their frustration with too many managers with Kinney Management, KMS manager assured them their community is a priority.

Approved and Accepted – Signature by Board Secretary

Date

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Additional Items: Parking is becoming a bigger issue, KMS will find out if vendor can start placing parking stickers on vehicles and KMS manager will start running license plates to verify correct addresses for the violations to be sent. KMS to verify how many “no parking signs” are on the property and to add to the website that no overnight parking is allowed in the community.

Homeowner Forum: Homeowners present on this call requested a copy of the financials and talked about the lack for plants in areas that are missing dead or removed plants and talked about the number of weeds.

Next Meeting: The next meeting will be on September 13, 2023 Annual Meeting at 6:30pm at Western Middle School.

Adjournment: There being no further business to discuss the meeting was adjourned at 8:30pm.

Respectfully Submitted on Behalf of the Board of Directors for
Sunrise at Wigwam Homeowners Association
Camala Hartley, Community Manager, Kinney Management Services