

**Mesquite Ranch Homeowner Association
 Monthly Board of Directors Meeting
 National Self Storage
 February 17, 2011
 Approved Minutes**

Hearing-NONE confirmed

The meeting was called to order at 6:30 p.m.

Roll call

Directors present

Larry Smith
 Renee Williams
 Maureen Gwilliam
 Stephanie Daniel

Director's Absent

Lourdes Ross
 Shay Pedersen

Dennis Davila-new member

Management Representatives Cathy Meek & guest Jonathon Olcott

A quorum was met

A motion was made to appoint Dennis Davila to the vacant board position by Renee, seconded by Stephanie and approved by all.

Homeowner Comments- Kevin Johnston, Mr. Rucker and Mrs. Louis addressing concerns regarding the walls.

Maureen motioned to approve the January 20, 2011 Board Meeting minutes, seconded by Stephanie and approved by all.

Treasurer's Report:

Treasurers' Report	January
Total Income	38,838.70
Total Expense	19,212.49
Difference	19,626.21
Account Balances:	
Alliance -Operating	90,017.45
Alliance -Reserve	49,672.24
Alliance CD 8/20/11	20,096.59
Ed Jones MM	25,927.24
CD Ed Jones 2/10/11	20,000.00
Alliance CD 7/27/11	20,058.02
Delinquent Fees	
Current	
Over 30 Days	
Over 60 Days	
Over 90 Days	

Stephanie motioned to approve the Treasurer's report for January seconded by Dennis and approved by all.

Committee Reports

Landscape – no report

Pool- no report

Financial —no report

Newsletter-deadline February 28 and in the mail before March 4

DRC- one request for painting is approved

Compliance- no report

Social-no report

Website-missing just a few minutes, other than that it is updated

Environmental Advisory Committee-Larry, no meeting

Manager report-I have been on the property multiple times, fielded homeowners calls regarding the walls and waiting to send information to the homeowners regarding the correct color. I've also been working with the accountant closing the year 2010 and the compilation is finished and the taxes. There were several issues during the hard freeze with homeowners' pipes as well as irrigation piping and the backflow. These issues were taken care on a weekend. The pool service has been changed for the cold season saving the association money. There have been several issues with parking on homeowner's properties as well as the cut outs. The city of Tucson seems to have helped with the street parking. There are more foreclosures and they seem to be picking up again. There are some homes that are selling as well with several currently under contract.

Old business-

Pool Phones-final cost next month

Association walls painting/update and color swatches-A motion was made by Stephanie, seconded by Maureen to approve the colors of the stucco walls provided by Dunn Edwards, approved by all. The colors are Dunn Edwards Saddle Brown 5264, Regency Cream 5325, and Field of Wheat 5262.

Oakbrook Park-Mr. Rucker will put in writing and drawing submitting to the board prior to the March meeting. The irrigation was removed, the grass is dead, and most trees have been removed. The gravel and fan palms remain in the common area.

New Business-

Rental Request-moved to Executive Session

Board Vacancy-done at the beginning of the meeting

Any other business-

Next Meeting- March 17, 2011

At 7:35 p.m. a motion was made by Stephanie, seconded by Maureen.