

## **Edgebrooke Village II Homeowners Association Board Meeting – September 27, 2023**

### **(Zoom Meeting)**

**Present** - Shane O'Brien, GERALYN Modafferi, Lynette Snapp, LeeAnn Rogers +1 Homeowner;

**Absent** – Andrew Leahy

**Call to Order** – 6:32 PM by S. O'Brien, President

**Minutes** – G. Modafferi reported Minutes for August 30, 2023 were approved via email and posted on website.

**Treasurer's Report** – L. Snapp presented Report for September 2023. Motion was submitted by L. Snapp and seconded by G. Modafferi to approve as presented – passed.

September 2023: Checking \$8,707.73; Money Market \$54,609.32; Street \$45,500.00

**Manager's Report** – L. Rogers submitted September Report.

**Homeowners' Issues** – Homeowner requested pool closure date of October 31<sup>st</sup> be extended into November. After discussion it was agreed to make final decision at next meeting.

**Neighborhood Watch** – None.

### **Pool Report**

1. Access System – Replacing controller arm part postponed. Warranty on current part has expired. New part comes with one year warranty so after discussion it was decided to hold off until just prior to next season.
2. Ceiling Fan Donation and Install Bid – Received one bid, L. Rogers to request a written detailed bid. S. O'Brien presented additional bid. Waiting for all submissions.

### **New Business**

1. Playground Light Outage – This light is tied in with the pool fencing lights, which have been on during daylight hours. L. Rogers to contact Will to update him and have him coordinate with L. Snapp for repair.
2. Water Bill – Leak has been repaired. L. Rogers to submit request for a credit from Tucson Water.
3. Stump Removal (Common Area C) – Waiting for bids.

### **Old Business**

1. Street Crack on BelAire – Comcast completed.
2. Banking CD – L. Rogers and S. O'Brien will coordinate to set up a day to go to bank and open account.
3. Trash Collection Issues – L. Rogers reports Hughes Sanitation has ordered new wheels for trash cans and will replace the defective wheels. Two complaints of trash can not being emptied completely will be forwarded to Hughes Sanitation.
4. Manhole Covers – S. O'Brien has a lead that he is researching.
5. Sewer Inspections – Tabled pending manhole covers being released.
6. Dying Tree at Pool Parking Lot – L. Rogers reports she is waiting to hear back from Complete.

**Meeting Adjourned at 7:35 PM**

**Next Meeting on October 25, 2023**