

CASITA COLONY RECREATION ASSOCIATION  
VILLA MONTEREY III  
BOARD OF DIRECTORS MEETING  
Sept 13th, 2022

**CALL TO ORDER**

The regular meeting of the Board of Directors was called to order by Jerry Wortham at 6:05 pm.

**ROLL CALL**

Board members in attendance: Jerry Wortham, Michelle Bussiere, Elizabeth Rehling, Alternates fill in  
Members in attendance: Janet Norton, Penelope Meyers, Gus Meyers, Cindy Johnson, Karen Fleming, Kathrine Baughn, JL Helferich, Kim Whitney, John Baughn

**APPROVAL OF MINUTES-**

Motion for approval May 2022 minutes:

- Motion to approve: Michelle
- Second Elizabeth
- Motion carried unanimous

**TREASURER'S REPORT**

Michelle reports

- Recap of monthly expenses for summer & year to date
  - Reduction of landscape fees
  - Pool expenses increased
  - Gas expenses over budget- Michelle following up if usage or rate increase
  - Year to date expenditures approximately \$42,000 with \$65,000 budget
  - Cash account \$33,000 with expected expenses of \$20,000 for the rest of the year
  - Reserve fund \$86 under budget-
- Not completed bathroom windows
- Ozone pool system in manufacturing currently
- West wall repair completed
- Ramada fascia painting not completed
- Cabana repair & paint completed
- North wall repair & paint completed

Motion to approve budget report:

- Motion: Elizabeth
- Second: Lynn
- Motion carried unanimous

**NEW BUSINESS & PRIOR BUSINESS REVIEW**

- Request for suggestions on needed items for consideration for 2023 Budget to be emailed to Michelle with cut off date December 1<sup>st</sup>, 2022
- 2023 two board vacancy
  - 5 possible replacements for ballots
  - Names to be submitted to Secretary for ballot for February 2023 vote by December 1st 2022

Home Modification and Change of Ownership Chairperson

recommendation and discussion

- Lynn Helferich to handle change of ownership
- John Baughn to handle home modification

7652 Highland Ave remodeling update

- Remodel has begun

Neighborhood Watch- Elizabeth Rehling

- Thanks to all home owners to donated to “Scottsdale Beat the Heat” Event for disabled, seniors, & home bound seniors
- Sign on Northland is there due to still having issues
- Octoberfest neighborhood watch met
  - Needing captain for Highland
  - Octoberfest set for Oct 15<sup>th</sup> from 5:30 pm to 8:00 pm & fliers will be delivered to residents by Neighborhood Watch Captains last week of Sept.

ADJOURNMENT

- Jerry request for motion to adjourn, Michelle motion
- Second Elizabeth
- Motion carried unanimous

Secretary, Stephanie Tumbleston