

**ABEVA Board of Directors Meeting**  
Arizona Biltmore Estates Village Association Office  
2525 E. Arizona Biltmore Circle D-145 Phoenix, AZ 85016

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**February 20th, 2017**  
**OPEN SESSION**

Board Members Present

Jim Bell  
Phil Tibi  
Michael Leeman  
Mark Monserez  
Steve Helm

Board Members Absent

Arnie Braasch  
Judith Shafkind  
Will Hawking

Management Present

Carol Jones

I. Call to Order

Board President Jim Bell called the Board of Directors meeting to order at 5:52 pm.

II. Homeowner Forum

None

III. Approval of Minutes

Steven Helm made a motion to approve the January 16, 2017 meeting minutes. Michael Leeman seconded the motion. Mark Monserez abstained. All other in favor. Motion carried.

IV. Financials

Carol Jones, community manager presented the January 2017 financials. No motion was made.

V. Management Report

Community Manger Carol Jones asked the board what they thought worked and did not work at the annual meeting. Carol also presented a written report for the board to review.

VI. New Business

Board Officer Elections - Mark Monserez made a motion to retain the currant officers. President, Jim Bell; Michael Leeman, Vice President; Judith Shafkind, Treasurer; Mark Monserez, Secretary. Steven Helm seconded the motion. All in favor motion carried unanimously.

*VI. Continued*

Committee Assignments - Mark Monserez made a motion to keep committees the same with these additions; Steven Helm to the security committee, Will Hawking to the finance committee. Phil Tibi seconded the motion all in favor motion carried unanimously.

VII. Old Business

Carol Jones community manager reported that the architectural guidelines are in progress of being reviewed at Carpenter, Hazelwood and Delgado.

VIII. Committee Reports

- Architectural – No action at this time
- Legal- No action at this time
- Security – No action at this time
- Employee Review – Committee to review

IX. Adjournment

The meeting adjourned at 6:07 pm.

Respectfully Submitted By,  
Carol A Jones