

# **ABEVA BOARD OF DIRECTORS MEETING**

Arizona Biltmore Estates Village Association Office  
2525 E. Arizona Biltmore Circle D-145 Phoenix, AZ 85016  
March 15, 2021

**Board Members Present:** Judith Shafkind, Steve Helm, Will Hawking, Mark Monserez, Bill McKay, Wes Balmer, Keith Mishkin, John Lynch, and Garnet Harding, Mark Moserez, John Lynch

**Board Members Absent:**

**Management Present:** Carol Jones

**Guest:** Jonathan Ebertshauser, Carpenter, Hazelwood, Delgado & Bolen Attorneys at Law

- I. Call to Order** – Board President Steve Helm called the Board of Directors meeting to order at **5:27 pm**
- II. Approval of Minutes** – **A motion was made and seconded to approve the February 15, 2021 Open Meeting Minutes. All in favor, the motion carried.**
- III. Financials** – **Unavailable at the time of the Meeting**
- IV. Old Business**
  - **Curbing on BED** – Measurements and pictures will be available for the April 2021 meeting for discussion.
  - **Arizona Biltmore Neighborhood Association** – Jonathan will check on ABEVA's Trademark which could add credence to the fight.
  - **Northern Roads** – Everyone has paid in full.
- V. New Business**
  - **Amended By-Laws** – After the Board discussion, **Judy Shafkind made a motion to approve the Seventh Amended & Restated By-Laws. Mark Monserez made the second. All in favor, the motion carried.**
  - **New Board of Directors' Secretary** - **Judy Shafkind made a motion to nominate Mark Monserez as Secretary. Keith Mishkin made the second. All in favor, the motion carried.**
  - **Board of Directors' Training**- Jonathan did a Board Training presentation. The presentation included information regarding Meetings, Board Duties, and Conduct.
- VI. Committee Reports**
  - **Architectural** –
    - a) **71 BED new build** – **Mark Monserez made a motion to approve the Architectural request from 71 Biltmore Estates to build a new house. Will Hawking made the second. All in favor, the motion carried.**
    - b) **B & B Greens Fence** - **A motion was made and seconded to send a letter for the fence to be removed within 15 days and remind them to submit any plans in writing. All in favor, the motion carried.**
  - **Enhancement** – Bill McKay will send letters to 4 of the approved Landscape Architect firms requesting in-person meetings.
  - **Legal** – N/A
  - **Security** – Post Orders Review
  - **Employee Review** – see Executive Session
- VII. Adjournment** – **There being no further business to discuss, Keith Mishkin made a motion to adjourn. Will Hawking made the second. All in favor, the meeting adjourned at 8:05 pm.**

Respectfully Submitted,

Beth Rose  
Executive Assistant

Approved at April 19, 2021 BOD Meeting