

ABEVA BOARD OF DIRECTORS MEETING
Arizona Biltmore Estates Village Association Office
2525 E. Arizona Biltmore Circle D-145 Phoenix, AZ 85016
May 31, 2023

Board Members Present: Garnet Harding, John Lynch, Mark Baldree, Phil Lovell, Karin Olson and Bill McKay

Board Members via Zoom/Phone: Wes Balmer and Mike Fallaw

Board Members Absent: Tiffany Siegel

Management via Zoom: Beth Rose

Committee Chairperson(s): Jason DeMont

Homeowners Present: Judith Shafkind (Colony 4), Derek Mawson(Meridian) Dennis Lindsey (Meridian), Amy Greenfield (BC2), Jim Abood (Taliverde), James Becker (BS), Ivica Cvitkovic (CBG), Steve & Becky Stein (SP)

- I. **Call to Order** – Board President Garnet Harding called the Board of Directors meeting to order at **5:35 pm**

- II. **Homeowner Forum**
 - CBG Architectural submittal for work on 24th Street
 - Lower the speed limit around the loop
 - ABEVA roads are private
 - Did the City approve the Beautification project submittals?

- III. **Approval of Minutes**

Mark Baldree motioned to approve April 17, 2023, Open Meeting minutes. John Lynch made the second. All in favor, the motion carried.

- IV. **Financials** – **Mark Baldree motioned to approve April 2023 financials. Karin Olsen made the second. All in favor. Motion carries.**
 - a. The Revenue Sharing agreement with Cox Communications is being terminated. This will be a loss of over \$65,000 annually.
 - b. The Beautification project balance is presented as of the end of April 2023

- V. **Old Business**
 - **Recorded Meetings** – The recorded meeting of ABEVA’s open meetings is saved for 90 days. Homeowners may request a copy of the recording with a 10-day written request. Due to the size of the file, the owner will need to provide a USB drive for a copy of the recording.

 - **Landscaping** –
 - a. In July the Landscape Committee will discuss the performance of the current landscape company and determine an increase in the monthly service.
 - b. A proposal for the flower replacement at Colter & Lincoln entrances should have been received 2 weeks ago. Upon receiving the proposal, the cost will be discussed by the Landscape Committee

- VI. **New Business**
 - **ABEVA Conference Room** – The ABEVA conference room is available to the sub-associations for meetings. Use for individual homeowners is not permitted.

 - **PHOTOGRAPHS** – The photos taken of the individual Board members will be posted on the website by the Communication Committee. The pre-payment paperwork and invoice have not been received from this vendor. Bill McKay will contact the company for an update.

- **SPEED LIMIT** – This was discussed during the Homeowner Open Forum and the Board will look into lowering the speed limit on Thunderbird Trail and Biltmore Estates.

Committee Reports

- **Architectural** – to be discussed in the Executive meeting
- **Beautification** – 3 of the 4 vendors have backed out of submitting proposals, so the deadline has been pushed back a couple of weeks.
- **Communication Committee** – The committee will be posting photographs of the Board on the website.

VII. Adjournment – There being no further business to discuss, the Open Meeting adjourned at 6:15 pm.

Respectfully,

Beth Rose