Present: Board Members: Patricia Bambridge, Link Paffenbarger, Tammy Rowles, Tim Seyfarth. Absent: Bruce Jensen. Also present: Controller Emma Kroum, Executive Director Jim Welch, Chairman of the Budget & Finance Committee Clif Sawyer, Vice President of ProQual Landscape Michael Underwood and homeowner Mike Marks.

Call to Order: With quorum requirements met, Board President Tim Seyfarth called the meeting to order at 6:00 pm.

Approval of Prior Minutes: Link Paffenbarger moved, Tammy Rowles seconded to approve the June 26, 2018 minutes as presented. Motion carried 4-0.

Committee Reports:

Landscaping Committee:
- Michael Underwood of ProQual Landscape attended the meeting to update the Board on ProQual’s upcoming plans regarding landscaping at MPRHOA, which will start on August 1, 2018. Michael also stated to the Board that he was the dedicated MPRHOA landscape supervisor and this will be his property to oversee on a daily basis.
- The Board was provided the final copy of the executed contract between MPRHOA and ProQual Landscape, which had been approved by the Board of Directors at the June 2018 open meeting.

Budget and Finance Committee:

Financial Statements:
Tammy Rowles moved, Patricia Bambridge seconded to accept the Committee’s recommendations and approve the June 2018 financial statements as presented. Motion carried 4-0.

CD Investments:
Tim Seyfarth moved, Patricia Bambridge seconded to accept the Committee’s recommendations and approve the following investment. Motion carried 4-0.
- Re-invest the maturing $100k CD in a Schwab one-year CD to mature in August 2019.

2019 Draft Budget:
- The draft year 2019 budget was distributed to the Board at the meeting. The Committee had reviewed the draft and recommended that the Board of Directors approve. The Board will review the draft for the next 30-days.
- The Committee also recommended the Board of Directors approve the year 2019 annual assessment rate to remain at $300.00.
- The Committee does not recommend the Board of Directors approve the maximum annual assessment for 2019, stating that the maximum annual assessment from previous year carryovers provides adequate funds if ever necessitated, as permitted in the governing documents of the association.

MPRHOA 2017 Year-End Final Audit:
- The Board was provided the final copy of the year-end 2017 audit report for their records. The audit copy will also be placed on the MPRHOA web site.

Architectural Review Committee: (ARC)
- There were no questions regarding the Architectural Committee.
Fourth of July Parade – Committee:

- The parade was a success. The day went well, vendors performed satisfactorily and many Members and their guests were in attendance.

- Tim Seyfarth moved, Link Paffenbarger seconded to approve the purchase of a gift card for Andy Hayes for all his help and work with the parade. Andy rounded up dozens of free coupons and gift cards from local vendors that he handed out as prizes to the kids. In addition, he arranged for the Fire Department, as he does each year, and saved the HOA money on not having to pay for a barricade company. Motion carried 4-0.

Nomination Committee 2018:

- Two (2) self-nominations were received by the July 6, 2018, candidate nomination deadline, and no other nominations were received. Therefore, nominations were deemed closed as all vacancies are now filled.

- Tim Seyfarth moved, Link Paffenbarger seconded to approve the two candidates, Joe Giumette and Tammy Rowles, and to not allow nominations from the floor or “write-in” names on the ballot since the nomination deadline has passed. Motion carried 3-0-1, with Tammy Rowles abstaining.

Annual Meeting Information:

- An annual meeting calendar of events was provided to the Board.

Recreation Center 1 - Additional Parking:

- Tim Seyfarth moved, Tammy Rowles seconded to not add any more parking area to recreation center 1. Motion carried 4-0.

Recreation Center 1 - Additional Parking Continued:

- Link Paffenbarger moved, Tim Seyfarth seconded to put together a recreation center parking lot survey question and incorporate it with the annual meeting mailer. The question would ask Members if they would have any interest adding about 10 more parking spaces at recreation center 1, located on Ranch Circle South and Mountain Parkway due to its existing limited parking area, especially during peak usage times. The survey would note costs, logistics, and would be a yes/no type question. Motion carried 4-0.

Newsletter - Fall 2018:

- A draft newsletter is scheduled and will be included with the annual meeting mailing to save on cost.

Recreation Center Pool Fence Repairs:

- Bids are being gathered to repair some of the recreation center pool fences. The bottom of some of the fences are rusting from exposure to pool water, chemicals, routine washing of pool decks, irrigation, and general Arizona elements. The fences are 14 years old, and even though they have been maintained throughout the years, there are several areas that need attention.

Car Wreck – MPRHOA Pond:

- A car recently went into a MPRHOA pond across from recreation center 1, located off Ranch Circle South and Mountain Parkway. MPRHOA billed the vehicle owner’s insurance and was fully reimbursed for lake management vendor services to check the lake for any damages.

Community Association Managers’ Report:

- There were no questions on the management reports.

Adjournment: With no further business to discuss or questions regarding the community, Link Paffenbarger moved, Tim Seyfarth seconded to adjourn the meeting at 6:35 pm. Motion carried 4-0.

Respectfully Submitted, Emma Kroum, Acting Secretary, by approval of the Board, submitted July 24, 2018