

GENERAL MEETING MINUTES OF THE LPGRA

Email address lpgraBoard@gamil.com

Website lpgra.org

DATE: June 3, 2021

LOCATION: LAS PALMAS GRAND (LPG) BALLROOM

TIME: 9:30 AM

President, Margaret Jacoby called the meeting to order welcoming all residents in attendance at the Ballroom and Clubhouse and requested that everyone stand for the Pledge of Allegiance.

This meeting was not being live-streamed, as Larry Smith was absent, with 27 residents attending at the ballroom.

MINUTES:

May 6, 2021 minutes - A motion was made to accept the minutes as distributed, seconded and adopted by all present.

INTRODUCTION OF BOARD OFFICERS:

Margaret Jacoby introduced each board member and stated their position.

President Margaret Jacoby

1st VP Peg Marcone

2nd VP Sue Smith ABSENT

Secretary Pam Williams

Treasurer Walt Smiles ABSENT

TREASURE'S REPORT: Margaret Jacoby reported the balance as of May 6, 2021, \$724.27 a payment of \$10.00 for door prizes. 50/50 collected \$8.00, proceeds from can recycling \$34.70. The current balance is \$756.97. June 3rd a total of \$16.50 was collected from the 50/50 raffle.

A motion was made to accept the report, seconded and adopted by all present.

OLD BUSINESS:

NEIGHBORHOOD WATCH: Sally York

Sally York the volunteer coordinator of LPG reported it has been a slow start with much help from Dawn Blake of Mesa Police Department, and George Griffin and Ellen Tryon from Las Palmas. The board and committee have added an LPGRA Neighborhood Watch page to the website. The website page includes minutes and resources from the Mesa Police (PD). Sally is working very closely with, Las Palmas (LP) coordinators George Griffin and Ellen Tryon. The three representatives are working very closely to implement the same programs for both communities. Sally thanked all the volunteers who have stepped up to be the 30 street leaders. Sally still needs more volunteers for the 44-47 sections she is setting up, if you are interested, please contact her at LPGNWP2@gmail.com. Sally plans to have the final sections updated for next week's Board meeting with Management.

BE A NOSY NEIGHBOR. Get to know neighbors and watch their homes when they are away. If you see anyone or anything suspicious call the Mesa Police (PD) non-emergency number at 480 644-2211.

Neighborhood Watch education training is being planned. Dawn Blake, from Mesa PD will be training the street leaders/ block leaders from LPG and LP on June 10, 2021, 1:00 – 3:00 PM at LPG and by video. Anyone who is interested may attend, even if just wanting more information. The information will be posted to the website page. This is very important especially with the summer months upon us. Many of the winter residents have be returned home, everyone must watch out for these vacant homes.

Sally stated the main goals of the Neighborhood Watch is to have more community awareness, look out for other residents and their property and to help keep everyone safe. Sally, George and Ellen will be communicating with all the Thesman communities so all parks are aware what is happening.

Margaret thanked Sally for all the wonderful hard work she is doing to get Neighborhood Watch up and running.

NEWSLETTER: Peggy gave the following updates. The May edition was released on May 15th and is posted on the web site at lpgra.org. Thank you, Hank Nations for contributing to the May edition. This is our (residents) newsletter, it is a great opportunity for us to get to know each other. If you have anything to include in the *LPGRAObserver* please send articles, recipes, recent vacations, grandkids graduations to lpgraBoard@gmail.com.

If you would like to be added to the mailing list, please email your information to lpgraBoard@gmail.com. You must request to be added, your information cannot be taken from the resident book.

The deadline for submitting ideas is August 1st for the August 15th newsletter, it will be posted on the website and e-mailed to the LPGRA Email list.

The Board is still collecting used eye glasses and hearing aids for the Lions Club. The Lions Club will refurbish and distribute to people in need. You may contact any board member if you have a donation or bring them to the next general meeting. This will continue to be an ongoing event.

Margaret let everyone know the forms for submitting articles are on the front table at all general meetings and posted on the website.

RECYCLING: Margaret stated we have a clean and rinsed aluminum cans only program up and running. Thesman management gave approval and has been very supportive with a 90-day trial which will be over soon. Margaret will be asking management on Thursday, June 10th, if Alan may continue with the program. Alan Smith volunteered to be the coordinator, with two assistant volunteers Dan Shanahan and Tom Carr. Alan has placed four blue barrels with instructions in the green waste area. Alan is picking up the cans getting a bag every few days. There has been great response, and Alan is extremely pleased. He has only found two non-aluminum type. Collection is ONLY ALUMINUM CANS. Alan's next goal is to move into recycling clear plastic.

Nancy from Activities is collecting cans in the ballroom and kitchen areas, she is willing to donate the cans collected to the Board.

Margaret mentioned Alan would like a couple more volunteers to help when he is gone. Please give Alan Smith a call at (515) 943-1415 or email him at alan.smith2019@gmail.com or any Board member to let them know if you are able to help. The information is also posted on the website.

OPEN ITEMS LIST: Updates from Margaret, meeting of the Board with Thesman Management on May 13th.

LEASES 2021: Update from Margaret, Michael Thesman is reviewing as many updates were needed. The leases had not been updated since 2009. Many new items are being added since COVID.

RECYCLING: Thesman Management has given Alan Smith a trial period for the recycling. See above Old Business.

DOGS: Please be a responsible pet owner and follow the rules. The issues of dogs not being on leashes is ongoing. If your dog is out of your house, it must be on a LEASH AT ALL TIMES, except in the dog park enclosed area.

Ongoing issues of dogs in the mail room and around clubhouse areas. Dogs are NOT ALLOWED in these areas.

There are ongoing issues with dogs using resident's homes and grass areas to potty. This is NOT ALLOWED. Please PICK UP after your pet when out walking or in the pet area.

All animals must be registered with the office.

Service animals need to be certified and wear vests and must be registered with the office that they are working dogs, not a social pet.

Support animals are different and must be certified and registered with the office. Following the ADA and Fair Housing regulations and rules.

DOG PARK WATERING SCHEDULE: Questions/Concerns if the timing of watering could be changed. This item was taken care of before it was present to the Management. CLOSED.

FOUNTAIN FRONT OF CLUBHOUSE: Repair update. Waiting for parts from supplier due to COVID back log. CLOSED

POOL: Complaints of children jumping and diving as well as using the spa. If residents have or see issues, please call, contact the office or guard shack and ask them to "please check the pool activity". CLOSED

AGE & MULTIPLE RESIDENTS: Questions about rent increase for additional people living in a home and Christie reminded that when a third person occupies a property, there is an additional charge. People under age 55 must be living with an owner 55+. CLOSED

OVERGROWN SHRUBS: In response to complaints of overgrown shrubbery, Christie reported 15-30 notices are sent to owners at least weekly. CLOSED

NEIGHBORHOOD WATCH: The new replacement signs have been approved by Management. Margaret is waiting for a list from Christie Canan of properties that are vacant or owned by winter visitors to give to Sally York. CLOSED

NAMES OF COMPLAINTANTS: Some residents asked whether names of folks who file complaints with the office are released to the offenders. Christie stated that those names are NOT shared, nor does the LPGRA reveal names of residents who file Complaint/Concern forms. CLOSED

NEW BUSINESS:

RESIDENT QUESTIONS/COMMENT: Please fill out any concerns, complaints or complements form and return to any Board member, email to lpgraBoard@gmail.com, or mail to LPGRA Board at 2550 S. Ellsworth Rd. #666, Mesa, AZ 85209. Complaints need to be in WRITING, verbally doesn't work. The forms are also posted on the LPGRA website lpgra.org.

QUESTIONS: Medina (North) gate. The parts are on order.

Visiting pets. What is the procedure of residents having visiting family, friends who have pets? The pets must be registered through the office and meet all pet rules and regulations of Thesman communities.

Linda Gerle thanked Peggy Marcone for giving her the name of Storm Damage Specialists, she now has a new roof at a very low cost.

Arizona Association of Manufacture Homes Organization AAMHO information brochures at the front table. Helps homeowners with issues.

Dennis Headings from Storm Damage Specialists will be attending the July 1, 2021, explaining their services. Dennis will also be setting up a future date to help residents go over their insurance to make sure they have proper coverage.

NEXT MEETING: The next Resident Association Meeting will be held July 1, 2021, at 9:30 AM, to be lived streamed and with residents in attendance at the ballroom. Margaret hopes to see more residents in attendance next month as the ballroom is now open.

The drawing for the 50/50 was held for \$16.50 being awarded to Lois Shanahan. The drawing for two door prizes was held.

MOTION TO ADJOURN: Since no further business/questions a motion was made to adjourn the meeting at 10:20 AM.

Respectfully submitted:

Pam Williams, Secretary