

General Meeting Minutes of LPGRA
October 3, 2024

- A. Meeting** was called to order at 9:30 by President Peggy Marcone in the Ball Room
- a. Sale of raffle tickets was announced
 - b. Pledge of Allegiance was recited
 - c. Introduction of the board
 1. Sue Smith, 1st Vice President, Secretary, Editor LPGRA Observer
 2. Donna Provost, 2nd Vice President
 3. Cheryl Jorban, Treasurer.
 4. 35 residents in attendance

B. Minutes: Peggy asked if there were any questions or concerns about the minutes of the September meeting. A motion was made and second to accept the minutes as written. Motion carried.

C. TREASURER'S REPORT -

August Monthly Report

Beginning Balance: \$2,016.75

Deposits:	\$ 70.00	Mug Sales
	35.00	50/50 from September
	<u>134.80</u>	Recycling: 89 lbs alum 212 lbs plastic
	\$239.80	

Expenses :	\$ 9.62	Raffle Tickets - 50/50
	110.40	Donuts for 9/5/24 general meeting
	58.02	Bob Williams for trash bags/tape (recycling)
	<u>40.00</u>	Door Prize Sep and Oct 2024
	\$ 218.04	

End of Month Balance: \$2,038.51

A motion was made and seconded to accept the treasurer's report as presented. Motion carried.

D. OPEN ITEMS LIST - Peggy Marcone

a. There is a growing problem with Rock Squirrels within the community. There are now complaints from people on 13th, 12th, 11th, 10th and 3rd Streets. It is a very costly problem for several residents. The bird feeding issue seems to be attracting the squirrels and also the lack of fruit being cleaned up on time. People are throwing bread, cake and birdseed onto the rock. They nest near their food but not with the food. When they have a litter they can have up to 15

pups at one time. They eat bark off of trees and bushes, wiring under the house and they pull out insulation to make nests. The addresses of 5 residents were given to management that are feeding the birds. Management will be sending a letter. Open.

b. There have been complaints about the Courtesy Patrol not being at the main gate at 7:00am. We know they are opening the facilities for the day but it is causing difficulties at the gate at that specific time. Also, they can't always answer a call about "rule breakers". Answer: One other community has a walkie talkie for the Courtesy Patrol and they can remotely let people in. It's on a trial basis. Will see if this can be done at LPG. Open.

c. There is a problem with the runoff of water when areas of the community are watered. Answer: Glenn stated that Triple A is going to advise them on watering the green areas and they found from other communities that watering more frequently, for a shorter period of time helps with this concern. Also, old age on pipes, decrease in employees hurt the landscaping issues along with 1 system went down then a second and the fountain. A-1 will advise on the best way to water the green areas. Closed.

d. Political yard signs. AZ law says an "association" cannot prevent a resident from posting them. Answer: LPG is not an HOA. Because this is private property, Thesman can state no political signs in the yard or windows. It changes the looks of the yard and to do such must be approved. Closed.

e. Can the maintenance around the pool be done when there is no water aerobics class going on? The noise and dust are bothersome. They cannot hear the instructions and are concerned about the dust blowing around. Answer: The tennis courts, pickleball courts, pool area and area around the club house has to be prepped every day. No matter where the maintenance people work, they are going to be bothering someone. Hopefully they don't stay in one area that long. No solution to this problem. Closed.

f. Can the grass be changed (over time) to stones to prevent the use of water to care for the grass? Answer: It is in the current plans that small grass areas, especially entry areas are going to be changed over to artificial turf. No date has been set yet. It will be on a trial basis. Maintenance will have to clean and sterilize the turf from time to time especially because of dogs using the turf. Closed.

E. BOARD ACTIVITY REPORTS:

a. MUGS - Cheryl Jorban stated the mugs are 1 for \$10.00 and 2 for \$15.00. They will be for sale after the meeting. Cheryl will not be able to attend Potluck this month so Peggy will sell the mugs at the October Potluck.

b. LPGRA OBSERVER - Sue Smith stated that the theme for the next quarterly Observer is "What makes you happy." Sheets of papers were placed on each table with pens for people to fill out about what makes them happy.

c. ELECTION INFORMATION - Peggy stated that elections are coming up in November and there will be three open spots on the board. Donna Provost and Peggy will be running and one more person needs to run for office. An application went out in the recent email blast and they are on the table at the front of the room, and they are also on line. Peggy is planning on meeting with all those wanting to serve on the board to let them know what to expect and how we work with management. Peggy asked for volunteers to count the ballots in November and Becky, Dee, Catherine and Pam volunteered.

d. The LPGRA.ORG website is through "GoDaddy". We have a separate webmaster that puts things on the website. What we do not have is security. Anyone can break into our website and destroy it or put obscene things on the web. Peggy stated that 3 times in September someone tried to hack in but she had 2 step verification for security. Someone could hack through them and then do damage. She asked that the residents approve having an SSL security certificate with multiple clean ups and it will back up the account. It costs \$480 for 4 years. After discussion a vote was taken and it was unanimously approved.

F. RESIDENT QUESTIONS:

a. A resident stated he lives on Augusta that runs parallel to Ellsworth and there is a water geyser coming up over the wall. He has contacted the main office but nothing has been done.

b. Question concerning future board members knowing when the SSL security certificate will come due. Peggy explained that there is turn over of all pertinent information such as that to each new president.

G. ANNOUNCEMENTS

a. Homeowners insurance needs to be at least \$300,00 and every time it renews, a copy of it needs to be sent to the front office. If you received a notice and

responded to the email, it didn't go through as it is a do not reply email address; unmanned email address.

b. Clickers work on all gates except the two side gates between 8pm and 6am.

c. POTLUCK - October 8th at 6 pm in the ballroom. Theme is Crocktober Fest.

d. DECEMBER DONATIONS FOR NON-PROFIT ORGANIZATIONS - December is when the association decides on who to donate our funds to. The paper to nominate a non-profit organization is on the front table.

e. If you did not get the email blast sent earlier in the week, let Peggy know so she can add you to the list. Sometimes those with AOL or Yahoo email accounts don't get the emails and Peggy doesn't know why.

f. LITERATURE IS AVAILABLE ON FRONT TABLES – Comment Forms are on the LPGRA.org website and are sent directly to the Board from the website. Paper forms are up front and can be filled out and handed to any Board member. Other flyers are also available.

g. Next meeting – November 7, 2024 – In the Ballroom

G. MOTION TO ADJOURN at 10:30

50/50 DRAWING AND DOOR PRIZE DRAWING - Winner of 50/50 got \$32. Winner donated it back to the treasury.

Submitted by Sue Smith,
1st Vice President/Secretary