

**PGA WEST FAIRWAYS ASSOCIATION
REGULAR SESSION BOARD OF DIRECTORS MEETING
THURSDAY, DECEMBER 13, 2018 AT 2:00 P.M.
LOCATION: PRIVATE CLUBHOUSE – 55955 PGA BLVD., LA QUINTA, CA 92253**

MINUTES

BOARD MEMBERS PRESENT (3)

Deborah Brill, President
Chuck Eckman, Director
Ben Dobbs, Director

BOARD MEMBERS ABSENT (2)

Barbara Larsh, Vice President
Jennifer Jenkins, Secretary/Treasurer

The Management Trust, Desert Division

John Beaman, VP Resort Communities
Ellen Woolard, Interim General Manager
Kari Martin, Operations Manager
Michelle Reese, Executive Assistant

- I. CALL TO ORDER – After establishing a quorum was present, President Deborah Brill called the meeting to order at 2:00 P.M.
- II. OPEN FORUM – Open Forum was conducted and Twelve homeowners were present.
- III. MINUTES
 - A. November 7, 2018 – Motion m/s/c to approve the Regular Session meeting minutes dated November 7, 2018 as presented.
 - B. November 15, 2018 – Motion m/s/c to approve the Regular Session meeting minutes dated November 15, 2018.
- IV. FINANCIAL REPORT
 - A. Acceptance of November 2018 Financials – Tabled until January meeting.
 - B. Equity Transfer to Reserves; Haciendas Estates, Monterra, and Villas – Tabled until January meeting.
- V. NOTICE OF LIENS – Motion m/s/c to lien APN 775-280-049-4, APN 775-360-005, APN 767-540-002-5, and APN 775-411-0092-2 for the delinquent assessment amounts and any late fees, interest charges, and other collection-related amounts.
- VI. MANAGEMENT REPORT
 - A. Action List – Information only.
 - B. Work Order Report, October – Ellen Woolard presented the work order report for November 2018.
 - C. Monthly Calendar – The Board reviewed the information.
- VII. COMMITTEE REPORTS
 - A. Architectural Review Committee Minutes, November 8, 2018 – Motion m/s/c to accept the Architectural Committee meeting minutes dated November 8, 2018.

VIII. UNFINISHED BUSINESS

- A. Heritage SBA, Special Assessment Vote Tabulation – Report from the Inspector of Elections: The Heritage SBA attained 23 valid quorum envelopes/ballots, the Heritage SBA has attained quorum. The Inspector of Elections determined to open the ballots at 2:00 P.M. Tabulated results below: Refer to Official Report of Inspectors of Election dated 12/13/18 attached to these minutes. Results:

Breakdown of Special Assessment Votes

| | |
|--------------------|--|
| Ballots Received: | 25 |
| Ballots Rejected | 2 (One was not signed and one was not in the correct envelope) |
| Ballots Counted: | 23 |
| Votes in Favor | 12 |
| Votes not in Favor | 11 |

The Special Assessment measure passed by one vote.

- B. Heritage SBA, Proposal to Retrofit Irrigation – Tabled until January meeting
C. Signature Development, Request for Release of Phase I Bonds – Tabled until December meeting.
D. Master Association Combined Community Rules – Tabled until January meeting.

IX. NEW BUSINESS

- A. Queen Palm Assessment, Review – Tabled until January meeting.
B. Masters SBA Queen Palm Removal Proposal – Tabled until January meeting.
C. 2019 Association Insurance Renewal – Motion m/s/c to approve the proposal as submitted by LaBarre/Oksnee Insurance for 2019 Association Insurance Renewal for \$31,576.00.
D. Unofficial Dog Parks/Homeowner Issues – Information only, no action.
E. Second Round Plant Replacement Proposals – Information only, no action.
F. Lighting Proposal – Troon Way – Motion m/s/c to approve the proposal as submitted by Roto-lite for Troon Way for \$4,787.43.
G. Select Reserve Study Analyst – Tabled until January meeting.
H. Annual Mulch Replenishment Proposal – Motion m/s/c to approve the proposal as submitted by Vintage Landscape for Annual Mulch Replenishment for \$7,960.00.

- X. CORRESPONDENCE – The Board reviewed the correspondence.

- XI. NEXT MEETING DATE – 1:30 P.M., Thursday, January 24, 2018 at the Private Clubhouse.

- XII. ADJOURNMENT – Motion m/s/c to adjourn the Regular Session meeting at 3:30 P.M.

The Board met in Executive Session on December 13, 2018 to discuss member discipline, collections, contracts, developer, personnel and legal matters.

ATTEST

Board Member _____

Date _____

Printed Name, Title _____