

# Midvale Park

## HOMEOWNERS ASSOCIATION

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### NOTES OF A MEETING OF THE BOARD OF DIRECTORS

**Date:** Thursday, July 9, 2009

**Time:** 7:00 P.M.

**Place:** The Tucson International School, W. Valencia Rd., Tucson, AZ. 85746

#### Roll Call:

**Directors Present**  
Javier Dominguez  
Allen Gainey  
Wendy Lotito  
Robert Richter

**Stratford Management**  
Cherie Hewitson

**Homeowners Present**  
One homeowner was present

Janie Caldwell  
Robert Chambers  
Mary Hathaway

#### Appeals Hearing - 6:30 P.M.

##### Lot # CM012- Wrought Iron Gate Installed In Common Wall

The homeowner attended the hearing and explained this gate was needed to provide access for his hobby of building cars. The Board denied the request to keep the gate and directed the wall to be replaced to its original state for the following reasons:

1. There is a City of Tucson "No Access Easement" behind the common wall in that area along the wash.
2. To maintain a uniform appearance no common wall may be altered in any way without prior ARC approval.

Discussion ensued. The homeowner agreed to restore the wall to its original state and in the future submit plans to the ARC for review prior to any exterior change to his home.

#### I. Call to Order

Mr. Richter called the meeting to order at 7:02 P.M.

#### II. Review/Approval of the Minutes of June 11, 2009

The Board reviewed the Minutes of the June 11, 2009 Meeting. The list of Directors Present was changed by adding the name of *Allen Gainey*.

Ms. Caldwell moved to approve the minutes as corrected. Mr. Gainey seconded the motion and it passed.

### III. Financial Report for June 2009

Ms. Hathaway reported that a 2-year CD in the amount of \$100,000 was purchased with the money from a matured CD. Ms. Hathaway reported that the Balance Sheet did not reflect this purchase.

**ACTION ITEM: Ms. Hewitson will ask the accountant about this item.**

### IV. Committee Reports

#### 1. ARC Committee

ARC Chair, Mr. Hathaway stated that seven submittals were reviewed.

#### 2. Community Center Committee

No report was given. However, the possibility of a community garden was discussed. This item was tabled for discussion at a future meeting.

### V. Management Report

Ms. Hewitson reviewed the attached written report with the Board of Directors.

### VI. Old Business

#### 1. Off-Duty Police Patrol

Ms. Hewitson reported that they are awaiting a return call from the Pascua Yaqui and Tohono O'odham Police Departments. **ACTION ITEM: Ms. Hewitson was directed to continue to pursue this avenue of security.**

#### 2. Construction of Medians on Midvale Park Road

Mr. Richter reported on his recent meeting with the representatives of the City of Tucson and that construction should begin during the week of July 13<sup>th</sup>.

### VII. New Business

#### 1. Beautification Contract Renewal

Mr. Gainey moved to increase the beautification director's monthly salary by 5%. Discussion ensued. Mr. Chambers seconded the motion and it passed unanimously. **ACTION ITEM: The increase will be retroactive to July 1<sup>st</sup>.**

#### 2. Landscape Concerns

Ms. Hathaway asked about the feasibility of planting vegetation on the east side of Mission Road just south of Irvington Rd. **Action Item: Ms. Lotito will research this issue.**

#### 3. Future Meeting Place

Ms. Hewitson reported that she had contacted a representative of the Desert Dove Church to schedule monthly meetings in the church's Education Room. Discussion ensued. **ACTION ITEM: Ms. Hewitson was asked to continue to pursue Pima Community College for use of a room.**

#### 4. Draft Budget for 2010

Mr. Richter reminded the Board that the 2010 Draft Budget is due at the Annual Meeting in October. **ACTION ITEM: Ms. Hewitson will have the draft ready for review at the September meeting of the Board.**

### VIII. Adjournment

With no further business before the Board, the meeting was adjourned at 8:45 P.M.

Respectfully submitted,

**Cherie Hewitson**

For the Midvale Park Master Review Board  
Board of Directors