

Lake Moovalya Keys II
Board of Directors Regular Meeting Minutes

April 21, 2020
Moovalya Keys II
Mohave Drive – Cul de Sac
Parker, AZ 85344

CALL TO ORDER

The meeting was called to order at 5:32pm by President Kit Furnell

PRESENT Kit Furnell, Richard Hammond, Charlie Monroe, Bonnie Jett(absent) & Karen Ward (absent)

OTHERS PRESENT *Secretary/Treasurer:* Cheryl Shockley, Jim Raption Lot 10, David Griffin Lot 43, Steve Furnell (62), Andrew Henry Lot 69, Mike & Laurie Lotka Lot 57, John Mihelich Lots 1 & 67, Gary & Gail Thompson Lots 3 & 46, Vallyn Hatfield Lot 2, John & Jamie Lynch Lot 53 and Robbie & Jen Preece Lot 58

Approval of Meeting Minutes

Richard Hammond made a motion to approve the January 21, 2020 Meeting Minutes. The motion was seconded and passed unanimously.

Financial Report

Ms. Shockley reported that she had paid the regular monthly bills and that the HOA Checking account had a balance of \$30,652.36 and the Capital Expenditure Savings accounts balance was \$25,021.50 Ms. Shockley reported that lots 44 (Evans) and 48 (Monigold) were past due and were assessed a late fee of \$15.00. If not paid by May 1, 2020 she will send a follow up notice. Lot 50 (Baldonado/Garbo) paid their dues but did not pay the \$15.00 late charge. Lot 48 Monigold did clean up lot and weeds.

OLD BUSINESS

Security Cameras

Kit Furnell reported that cameras do work but there is no way to turn off the audio portion and asked if anyone would be willing to try to figure out how to turn off the audio or has any suggestions. Charlie Monroe volunteered that he would be willing to try to find someone to look at the audio portion.

Seal Coat

Ms. Shockley reported that a tentative date of Thursday May 21, 2020 was set for the street sealcoat. Street cleaning and sweeping would be done by T&C on Wednesday the 20th, vehicles allowed to drive on streets but no on street parking. T&C wanted the HOA to keep in mind that the sealcoating is a thinner product that is just spread on top of the slurry to help keep the streets in good shape. No vehicle traffic on the 21st from 6am to 6pm, the job will take 1 day to complete weather and COVID-19 permitting. \$10,285.00. It was determined that it would be too hot and too busy to do the sealcoat on May 21st due to the holiday weekend. Ms. Shockley said she would advise T&C that the Association would rather have the sealcoat done in the fall of 2020 or the Spring 2021.

Short Term Rentals

Ms. Furnell started a discussion about the short-rental issue stating that the current CC&R's limit a rental house to a "single family" only. Ms. Furnell stated there is still a problem with on street parking and that even though the signs say "No On Street Parking" people continue to do so. It was asked if the current CC&R's prohibited on street parking. Ms. Furnell once again said that there needed to be follow through on the revised CC&R's and that Mary Goehring and Karen Ward where looking into th Mr. Raption

spoke on behalf of the short term rentals saying that he had come up with house rules that are strictly enforced. He said his renters are not permitted to use the ramp or the beach and must park off site.

NEW BUSINESS

Annual Meeting

Ms. Shockley provided the Annual meeting documents for review and discussion

CC&R's

Tabled to next meeting July 21, 2020

Call to Public

Mike Lotka asked that the trees at the entrance be trimmed back accordingly. Ms. Shockley said she would ask Otis to handle the overhanging trees.

Discussion of the possibility of some type of galvanized pipe to be installed on the boat ramp wall because of the slippery ramp issue.

The next regular meeting date was set for Tuesday July 21, 2020 5:30pm.

ADJOURNMENT

The meeting adjourned at 6:13pm

Submitted by Recording Secretary, Cheryl Shockley

APPROVED JULY 21, 2020