

Park Place Village Condominium Association

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BOARD OF DIRECTORS MEETING: OPEN SESSION

Monday, July 25, 2022

6:30pm

Via Zoom

Board of Directors Meetings are scheduled for the Board to conduct Association business, and this is accomplished through a process of discussion, deliberation, and decision-making. Homeowner questions, comments, concerns, and opinions are important to the Board and the homeowners in attendance should have an opportunity to be heard in this process. In order to ensure that all comments are heard, the Board has the authority to place reasonable time restrictions on those wanting to be heard, per ARS 33-1804 / 33-1248. The Board may not act on items brought forth in the Homeowner Forum but can set them for a future agenda item. Please know that prior to the Board taking a formal action on an item under discussion, the homeowners will have an opportunity to give their opinion.

OPEN SESSION MEETING MINUTES

Board Members Present- Jason Anderson, Jackie Beisener, Jessica Rybczynski

Management Present- Rahul Bhatt, Community Manager, AAM LLC

Candace Roller, Recording Secretary, AAM LLC

- **Call to Order/Verification of Board Quorum**

Jason Anderson called the meeting to order at 6:30 pm, Quorum was met.

- **Review & Approval of Previous Meeting Minutes**

Jessica moved to approve the October 2021 Open Meeting Minutes as presented. Jackie second. Motion carried.

- **Financial Review- June 2022**

Rahul reviewed the June 2022 Financials with the Board and answered any questions they had.

- **Management Report**

Rahul went through the report and advised that the reserve account looks good. He did let the board know that he will be working on the 2023 budget. Jason asked to see about getting the best pricing for each vendor. There was a bid for a Reserve Study in the amount of \$1,390.00, Jason motioned to approve the bid, Jessica second.

- **Bulk Trash Pickup**

Rahul went through possibly doing bulk trash bin pick up once month or every other month. Jessica asked Rahul to get pricing for the bins, Jason second.

- **Homeowner Forum**

The homeowners asked questions about having more communication in the community, putting in a bulletin board, looking into fixing up the pool, bathrooms, pool furniture, gates to the pool, landscaping throughout the community, painting in the community, lighting in the ramadas.

- **Adjournment**

Rahul adjourned the meeting at 7:36 pm



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Respectfully Submitted by

Candace Roller

Candace Roller

Acting as Recording Secretary

For the Board of Directors, Park Place Village Condominium Association



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