

**Mirage Crossing Resort Casitas Homeowners Association
Board of Directors Open Session Minutes
September 21, 2021**

Board Members Present:

Don Szyndrowski, President
Dan Cunningham
Jim Olivi
Ken Padgham
Ron Rossman

Management Present:

Annette McCarthy, Client Relationship Manager
Laura Smith, Community Manager

MINUTES

- I. **Call to Order:**
Don Szyndrowski called the meeting to order at 7:03 p.m.
- II. **Introductions – Community Manager, Laura Smith**
- III. **Approval of Minutes – June 22, 2021**
A **MOTION** to approve the June 22, 2021 minutes was made by Dan Cunningham, seconded by Ken Padgham and opened for discussion. Without further discussion, the motion passed unanimously.
- IV. **Presidents Report**
Don Szyndrowski provided the update.
- V. **Treasurers Report**
Ron Rossman provided the update.
- VI. **Committee Reports**
 - A. Landscape Committee – Cindy Cunningham
- VII. **Management Report – TABLED**
 - A. Administrative and Maintenance Review
- VIII. **Old Business - None**
- IX. **New Business:**
 - A. **2021 CPA Selection and level of service – Butler Hansen**
A **MOTION** to approve the Butler Hansen Proposal in the amount of \$550.00 was made by Ron Rossman, seconded by Jim Olivi and opened for discussion. Without further discussion the motion passed unanimously.
 - B. **Association Insurance Renewal – October 2021 – October 2022**
A **MOTION** to approve the Labarre Oksnee renewal proposal in the amount of \$54,301.00 for October 2021 – October 2022, was made by Ken Padgham, seconded by Ron Rossman and opened for discussion. Without further discussion, the motion passed unanimously.
 - C. **2021 Winter Lawn Over-Seeding Proposal – Gothic**
A **MOTION** to approve the Gothic proposal for over-seeding in the amount of \$5,476.00, was made by Don Szyndrowski, seconded by Ron Rossman and opened for discussion. Without further discussion, the motion passed. (Nay – Olivi, Padgham)

D. Additional Granite Proposal - Rock Spreaders

A **MOTION** to approve the Rock Spreaders proposal in the amount of \$6,590.00 was made by Ron Rossman, seconded by Ken Padgham and opened for discussion. Without further discussion, the motion passed. (Nay – Cunningham, Olivi)

E. Additional Plants Proposal – Verde Valley

A **MOTION** to approve the Verde Valley Landscaping proposal in the amount of \$6,167.00 was made by Ken Padgham, seconded by Ron Rossman and opened for discussion. Without further discussion, the motion passed unanimously.

F. Review of 2022 Operating Budget Draft - TABLED

G. Ratify Architectural Requests – Units 1060, 2070, 2106

A **MOTION** to approve architectural requests submitted by homeowners in the following Units: 1060 was made by Don Szyndrowski, seconded by Ron Rossman; 2070 was made by Don Szyndrowski, seconded by Jim Olivi; 2160 was made by Ron Rossman, seconded by Jim Olivi and opened for discussion. Without further discussion the motion passed unanimously.

H. Legal Expense – Restating and proposed documents Amendment – TABLED

Expenses shall be ratified at next meeting.

I. Management Office Laptop Docking Station - TABLED

X. Open Forum

XI. Adjournment

Don Szyndrowski adjourned the meeting at 8:00 p.m.

Next Meeting: Tuesday, October 26, 2021

Respectfully submitted,

Laura Smith
Recording Secretary, Mirage Crossing