

# **The Estates at Cienega Creek Preserve Community Association Board of Directors Meeting Minutes**

**Date:** May 11, 2022  
**Time:** 6:00 PM  
**Location:** Virtual Meeting via BlueJeans

**Please join The Estates at Cienega Creek Preserve Community Association  
Board of Directors Meeting  
from your computer, tablet, or smartphone**  
[https://bluejeans.com/1870252252/6886?src=join\\_info](https://bluejeans.com/1870252252/6886?src=join_info)

Meeting ID  
187 025 225 2

Participant Passcode  
6886

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## **CALL TO ORDER**

The meeting was called to order at 6:06 by Jerry Sarkozi, President.

## **ROLL CALL**

Board of Directors Present: Jerry Sarkozi, President  
Scott Grissett. Vice President

Board of Directors Absent: Joseph Dragun-Bianchi, Treasurer/Secretary

Homeowner Present: Sharon Shaum

Management  
Representatives: Angie Chu-Mak, Cadden Community Management  
Stephanie Deibel, Cadden Community Management

Minute Taker: Stephanie Deibel, Cadden Community Management

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**QUORUM** (Requirement is two (2) directors)

A quorum of the Board of Directors was present to conduct a lawful meeting.

**APPROVAL OF MEETING MINUTES**

- **MOTION:** To approve the March 14, 2022 Board of Directors Meeting minutes as submitted. **The motion was seconded and passed unanimously.**

**REPORTS**

- President Report  
Mr. Sarkozi deferred making a formal report and instead offered comments and information relating to agenda items at the time they were introduced.
- Treasurer Report

**Financial Report for the period ending March 2022:**

- Bank Balance ..... \$15,985.81
- Reserve Balance ..... \$34,650.73
- Delinquent Assessments ..... \$3,274.16
- Prepaid Assessments ..... \$4,141.98
- Unpaid Invoices ..... \$0.00

**Financial Report for the period ending April 2022:**

- Bank Balance ..... \$17,091.76
- Reserve Balance ..... \$35,150.58
- Delinquent Assessments ..... \$3,627.40
- Prepaid Assessments ..... \$1,632.35
- Unpaid Invoices ..... \$0.00

The HOA's treasurer is absent this evening. The above reports will be approved at the upcoming meeting.

- Architectural Review Committee
  - ECC-004 – Exterior Painting
  - ECC-061 – Exterior PaintingThe above requests were reviewed and approved by the committee.
- Manager Report (Attached)  
This item was provided for review.

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**OLD BUSINESS**

- Other Items  
No other items were provided for review.

**NEW BUSINESS**

- Other Items  
No other items were provided for review.

**MANAGER'S TASK ITEMS:**

- Add Financial reports for March and April 2022 to the July agenda.
- ECC-045 – Will resend ARC form for the vigas.

**NEXT MEETING**

The next meeting is tentatively scheduled for July 13, 2022 at 6 PM via BlueJeans Video Conferencing by Verizon.

**HOMEOWNERS INPUT:**

**Sharon Schaum**

Reported that on April 25, 2022 she sent an email to management for the architectural request for the replacement of the missing viga. Management has not received the request as of this evening. Owner will resend the request.

**ADJOURNMENT**      The meeting was adjourned at 6:13 PM

**EXECUTIVE SESSION TO FOLLOW**

**MOTION:** To adjourn the Board of Directors meeting and go into Executive Session as permitted by law (A.R.S. 33-1804(C) for planned communities or in accordance with A.R.S. 33-1248(C) Condominiums) for the following reason(s): (3) personal health or financial information of an owner/member, employee, etc.; (5) owner/member appeal or penalty.