

**Dorado Country Club Estates Master Association  
 Board of Directors Meeting  
 Northeast Ward 2 Council Office  
 7575 E Speedway Blvd  
 Tucson, AZ 85710  
 www.doradohoa.org**

**DATE: JANUARY 20, 2016      MEETING AFTER THE ANNUAL**

**CALL TO ORDER:** Kathy Bayer President called the meeting to order at 6:55 PM

**OFFICIERS**

President	Kathy Bayer	Present
1 <sup>st</sup> Vice President	Linda Hitt	Present
2 <sup>nd</sup> Vice President	Jane Herron	Present
Secretary	Jan Sleeper	Present
Treasurer	Sue Teaney	Present
Management	Carmine Carriero	Present

**DIRECTORS**

**PRESIDENTS**

Village A (1 & 16)	Jan Sleeper	Present	Tom Nordstrum	Present
Assoc 2 (6, 7, 18, 19, 40)	Sue Teaney	Present	Pat Giordano	Absent
Assoc 3 (8, 11, 32)	William Bauer	Present	Anne Stericker	Present
Block 3	Patricia Sainz	Absent	Patrick Conlon	Absent
Block 4	Jane Glasser	Absent	Joe Wilkinson	Absent
Block 5	Lynda Hubar	Present	Julie Lopez	Absent
Blocks 9 & 10	Donna DeHart Ray	Present	Cindy Schiesel	Absent
Block 14	Sandra Birnbaum	Absent	Theresa Orr	Absent
Block 17	Jack Geary	Present	Dick Sexton	Present
Block 50	Joe Kamrowski	Present	Rodrigo Diaz-Brown	Absent
Block 60	Theresa Green	Present	Jim Coleman	Absent
Block 70	Frank Morton	Present	Rosemary Ferrell	Absent

**MINUTES TAKEN BY:** Carmine Carriero Jr. CAAM, Expert HOA Management LLC

**QUORUM WAS PRESENT**

**APPROVAL OF MINUTES:** December 2015 meeting minutes were motioned for approval, seconded and all were in favor.

**TREASURER'S REPORT:** Carmine from Management gave the Treasurer's Report.

- ❖ The January through December 2015 Income was \$55,462.63 and total expenditures were \$80,050.57. The total cost on the roads was \$35,633.27 so we were actually \$11,045.33 in the black.
  - ❖ There were two extra bills for the month, \$1,511.00 for our insurance renewal, and \$134.92 for signs.
  - ❖ Total in checking \$18,772.65, General Reserves (Vantage West) \$5.00 (in January a General Reserve account was opened at BBVA Compass) and Road reserves \$35,865.78
  - ❖ Total assets are \$55,511.43
- Financial report was motioned for acceptance, seconded and all were in favor.

**EXECUTIVE COMMITTEE:**

- ❖ No report

**COMMITTEE REPORTS:**

**BUDGET / AUDIT:**

- ❖ DEACTIVATED

**COMMUNICATION & WEBSITE:**

- ❖ Darlene Jerome continues to maintain the website, any changes to the sub association Board's directors to be emailed to her and it will be changed on the website. Only four associations have their information up to date.
- ❖ The dues survey will be updated.
- ❖ The CC&R's will be reviewed and amended as needed for consistency after the issue brought forward for the dues increase.

**LAND USE: AKA Design Review Board: Dick Sexton**

- ❖ It was announced that HSL has purchased the Raddisson.
- ❖ Dorado Country Club will have erected a 2,000 square foot clubhouse containing a snack bar and restrooms. It will take about six months to build once the old "Pink Building" is torn down beginning at the end of March.
- ❖ New signage will be placed at the wash crossings along with signs that prohibit fishing in the ponds.

**LANDSCAPE: Trish Cheney**

- ❖ There will be some west entrance work done now that the Hotel will not be purchasing the property. Trish will meet with Coyote Brothers on the plantings.

**ROADS:**

- ❖ The roads will be swept in April and October to keep the roads free of sand and abrasive materials that will damage the surface.

**NOMINATIONS:**

- ❖ DEACTIVATED

**UNFINISHED BUSINESS:**

- ❖ Dorado Master Association Walls / Perimeter Walls TABLED

**NEW BUSINESS:**

- ❖ The next meeting will be February 17, 2016.
- ❖ The Governing Documents will be reviewed for amendment.

**ADJOURNMENT: MOTION:** To adjourn the meeting at 7:55 p.m. was approved by unanimous consent.