

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

DATE: MARCH 20, 2013

CALL TO ORDER: President Linda Hitt called the meeting to order at 6:30 PM

OFFICERS

President	Linda Hitt	Present
1 st Vice President	Vikki Trask	Present
2 nd Vice President	Kathy Bayer	Absent
Secretary	Lynda Hubar	Present
Treasurer	Jane Herron	Present
Management	Carmine Carriero	Present
Management	Stacey Palma	Present

DIRECTORS

Village A (1 & 16)	Jan Sleeper	Present
Assoc 2 (6, 7, 18, 19, 40)	Sue Teaney*	Absent
Assoc 3 (8, 11, 32)	Robin Pittman	Present
Block 3	Kris Larsen	Present
Block 4	Jane Glasser	Present
Block 5	Lynda Hubar	Present
Blocks 9 & 10	Sue Ross	Present
Block 14	Jane Herron	Present
Block 17	Jack Geary	Present
Block 50	Joe Kamrowski	Present
Block 60	Theresa Green	Present
Block 70	Frank Morton	Absent

PRESIDENTS

Lora McCormick	Present
Pat Giordano	Absent
Mary Ann Winn	Absent
Patrick Conlon	Absent
Joe Wilkinson	Absent
Rodolfo Apodaca	Absent
Jim Ciemensen	Present
Jane Herron	Present
Dick Sexton	Present
Rodrigo Diaz-Brown	Absent
Ted Goodridge	Present
Rosemary Ferrell	Absent

*Representing Assoc 2 Tom Gardner

Guests present: Darlene Jerome (Block 5), Nancy Berglind (Block 1), Frank Buscemi(16), Omar Mireles, Linda Morales and Mike Censky.

MINUTES TAKEN BY: Carmine Carriero Jr., CAAM (Management)

QUORUM WAS PRESENT.

PRESENTATION: Omar Mireles and Mike Censky from HSL, Andrew Smigielski from Southwest Traffic Engineering, the traffic engineer who did the survey, and Linda Morales (The Planning Center-Tucson company that is doing the zoning work on the project.) spoke about the HSL Embassy Suites project. They spoke about the height variance, and the parking variance, There were questions and answers and all present received fourteen pages of diagrams, aerial views, and projected pictures of the site that were explained page by page.

APPROVAL OF MINUTES: February 2013 meeting minutes were motioned to accept, seconded and was approved by unanimous consent.

TREASURER'S REPORT: Stacey from Management presented the Treasurer's Report.

- ❖ February's transfer to the ROAD RESERVE was \$3122; we earned \$11.03 in interest.
- ❖ We paid legal \$117.50 for information on record retention
- ❖ 2012 taxes have been filed and paid.
- ❖ All sub-associations have paid their dues; income totaled \$9,163.62

- ❖ All other expenses were normal.
- ❖ MOTION: To accept Treasurer's Report was approved by unanimous consent.

EXECUTIVE COMMITTEE:

- ❖ Meeting was held on March 11, 2013. Discussion of the upcoming Master Meeting with HSL.

COMMITTEE REPORTS:

BUDGET: The Audit and Compilation have been completed.

COMMUNICATION & WEBSITE:

- ❖ No Report

LAND USE:

- ❖ Darlene Jerome met with zoning to verify that the reports she received from HSL were correct and accurate.
- ❖ HSL has agreed to cover about \$20,000 in DCCE Master legal fees
- ❖ It was in the interest of all involved to get a second opinion; **motion** was made to "retain SBBL Architecture & Planning to review drawings and documents produced by others, clarify and advise the HOA of issues and concerns and find answers to questions raised about the project. This would include the initial site overview drawings and PAD Document" The cost is \$1,250 plus a possible 10% budget over run. A paper Ballot was distributed and the vote was 405 FOR; 43 Against; and 103 Absent.
MOTION PASSED
- ❖ A second company DOWL-HKM had submitted a bid at a price of \$6,500.00

LANDSCAPE: No Report

ROADS: NO Report

UNFINISHED BUSINESS:

- ❖ NONE

NEW BUSINESS:

Discussion was had on the variances and when an approval should be given. It was felt that the final approval should be given upon word from SBBL, Land Use Committee, and our attorney.

NEXT MEETING: April 17, 2013 6:30 p.m. at the Northeast Ward 2 Council Offices

ADJOURNMENT: MOTION: To adjourn the meeting at 8:40 p.m. was approved by unanimous consent.

DORADO COUNTRY CLUB ESTATES MASTER ASSOCIATION

Board of Director's Meeting

Eastside City Hall

Mar 20, 2013

6:30 P.M.

AGENDA

1. Call to Order
 - A. Introductions/welcome
 - B. Determination of a Quorum

2. Approval of Minutes

3. Treasurer's Report Stacey

4. Executive Committee Linda Hitt

5. Committee Reports
 - A. Budget/Audit Cindy Schiesel

 - B. Communication Darlene Jerome

 - C. Land Use (HSL Dorado Development) Darlene Jerome

 - D. Landscape Lynda Hubar

 - E. Roads Linda Hitt

6. Unfinished Business
 - A. Update on HSL Dorado Project by HSL's Omar Mirales and Mike Censky
 - i. Vote in April on requested variances
 - B. Resolve security proposal – deferred from December meeting

7. New Business
 - A.

8. Confirm Date for Next Meeting: April 17, 2013

9. Adjourn Meeting