

**MIRAGE CROSSING RESORT CASITAS
HOMEOWNERS ASSOCIATION INC**
**Mirage Crossing Resort Casitas January 2025 Open
Board of Directors Meeting**

January 21, 2025 10:00 AM
Scottsdale, AZ

MINUTES

Directors Present

Kenneth Padgham - Vice President
Don Szyndrowski - President
Thomas Bestwick - Treasurer
Ronald Rossman - Vice President

Directors Absent

None

Additional Attendees

Elizabeth McClure, Community Manager, FirstService Residential attended via TEAMS

I. CALL TO ORDER

Don called the meeting to order at 10:00 AM

II. MINUTES

Resolved

Motion: To approve the December 2024 Open meeting minutes as presented

Motion: Ronald Rossman

Second: Kenneth Padgham

▶ *Resolved*
The motion passed unanimously

III. FINANCIALS

Resolved

Motion to approve the November Financials as Restated on December 17, 2024

Motion: Kenneth Padgham

Second: Ronald Rossman

▶ *Resolved*
The motion passed unanimously

A. DECEMBER 2024 YEAR-END FINANCIAL

Resolved

Motion to approve the December 2024 Financials as presented.

Motion: Ronald Rossman

Second: Kenneth Padgham

▶ *Resolved*
The motion passed unanimously

IV. REPORTS

V. OLD BUSINESS

A. INSURANCE RESERVE

Motion: To instruct FSR to setup a General Ledger account, "Insurance Reserve" under the Homeowners Equity and transfer \$55,658.29 from General Reserve to Insurance Reserve effective January 1, 2025.

Motion: Thomas Bestwick
Second: Kenneth Padgham

▶ *Resolved*
The motion passed unanimously

B. ANNUAL ASSESSMENT OF INSURANCE RESERVE

Motion: That no HOA assessment for Insurance Reserve funding be made in 2025

Motion: Thomas Bestwick
Second: Ronald Rossman

▶ *Resolved*
The motion passed unanimously

VI. NEW BUSINESS

A. CONFIRMATION OF UNANIMOUS CONSENT EMAIL APPROVING FOUNTAIN FILTER REPLACEMENT

Resolved

Motion: That Alliance Aquatics replace the East Fountain Filter for \$1,162.00

Motion: Thomas Bestwick
Second: Ronald Rossman

▶ *Resolved*
The motion passed unanimously

B. CONSIDERATION OR PROPOSAL FROM AAA SUNCONTROL

C. APPROVAL OF TILE ROOF MAINTENANCE PROPOSAL FROM ROOFING ENTERPRISES

Resolved

Motion: To table this topic until the next meeting

Motion: Don Szyndrowski
Second: Thomas Bestwick

▶ *Resolved*
The motion passed unanimously

D. APPROVAL OF FOUNTAIN REPAIR PROPOSAL FROM AQUATEC TO RESOLVE THE LEAKING OF EAST FOUNTAIN

Resolved

Motion: To Approve Repair Estimate from Aquatec Fountains in the amount of \$6,298.99 to resolve the broken pipe detected at the lower basin of the East Fountain to be paid from the Reserve Account.

Motion: Ronald Rossman
Second: Kenneth Padgham

▶ *Resolved*
The motion passed unanimously

E. APPROVAL TO PORT THE EXISTING OFFICE LANDLINE TO A MOBILE DEVICE WITH VERIZON

Resolved

Motion: To Approve the cancellation of all Century Link landlines and port the existing office phone number to a Free Verizon Pixel phone for a cost of \$50.00 per month to be paid from the Operating Account

Motion: Ronald Rossman
Second: Thomas Bestwick

▶ *Resolved*
The motion passed unanimously

VII. SCHEDULING OF NEXT BOARD MEETING

VIII. HOMEOWNER FORUM - ALL ITEMS

IX. ADJOURNMENT

Resolved

The meeting was adjourned at 11:25 AM

APPROVED

DATE