

MINUTES

Dreamland Villa Retirement Community Board of Directors
for the September 12, 2023, 9:30 a.m. Meeting

Welcome: Dan Martens, Vice President

General Announcements: Dan mentioned a number of upcoming activities, including Read Hall will be CLOSED from Friday 9/15 through Tuesday 9/19 for stripping and waxing of the floors, it will reopen on Wednesday 9/20.

Pledge of Allegiance

Call to Order: Dan connected with Steve via phone with microphone and speakers set up, Kevin was unavailable. The meeting was called to order at 9:30 AM by VP Dan Martens.

Call to Order: Dan Martens, Vice President

Roll Call: Joyce Canino, Secretary. Directors: Steve Malone, Ward Jennings, Dan Martens, Betty Mazza, Wendell (Sonny) Allison and Joyce Canino; Kevin Brueback excused.

Ratification of Minutes: Dan motioned to ratify the August 8, 2023, Board of Directors Meeting minutes. The motion passed unanimously.

Treasurer's Report: Ward presented a Revenue Comparison chart from 2014 through August 31, 2023, that was also handed out to the attendees and went over the details. All financial reports are available in office upon request.

Office Manager and Standing Committee Reports: No reports were given.

OLD BUSINESS:

Correction to audience comments: Ward and Dan addressed the audience regarding discussions were only to take place on items on the agenda, in a civil manner, anyone wishing to speak needs to raise hand and when called upon, to approach the microphone. All other comments were to be kept until after the meeting was adjourned and Open Forum began.

Separation Of Butte Street Property: Maricopa County has issued a new Special Warranty Deed identifying the Butte Street residential lot (located between 6116 and 6132 E Butte St), separately from the larger Farnsworth Hall property.

Ad Hoc Committee: Dan mentioned one more member was needed to evaluate Realtors in representing DVRC in the possible sale of the Farnsworth properties and asked if anyone was interested to stop by the office.

DVRC Website Payments: No update at the time as still being looked into.

Research Grants: Kati Searcy stated that a decision needed to be made on how we wanted to approach the Stinknet removal before a grant application process could begin. A handout, included with the agenda, had a chart with possible actions to take and to help with the decision.

Stinknet - Nature Walk: Mel Brown, Nature Trail Chairperson, has posted signs along the Trail regarding the Stinknet weed asking for donations. It was mentioned that people outside of DVRC use the trail also and a member suggested putting a QR Code or other info on the signs so those outsiders could also donate towards the eradication of the weed. Earline P. had looked into another grant, and it was determined we didn't qualify. John P. asked if SRP and/or Mesa City could help with the removal of the weed. Mel stated Aspire Weed Control will work with us to spray in sections as donations come in. DVRC will need to keep up on the pre-emergent spraying.

Policy and Procedures Committee: No updates on the revised Facility Rental Fee, new Special Events or the four new proposed By Law changes as the Board decided to wait until all Directors returned and could meet in person for review.

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NEW BUSINESS:

2024 Membership Renewal Committee: Steve made a motion for the Board to approve the 2024 Membership Marketing Committee, which will include Beth White, Dave Warren, Kris Barber, Joe Canino and Kati Searcy and appoint Joyce Canino as the representative to the board of directors to assist in coordinating activities. Betty seconded and passed unanimously.

By Law Change Article XI: Ward made a motion to move forward with the By Law change to Article XI and add Article XII regarding Transfer Fees to be presented to the Membership for voting at the November 4, 2023, Special Membership Meeting. Betty seconded and passed unanimously.

GoDaddy Account: GoDaddy is the web host site for the PMS (property management system). There has been an ongoing \$467.34 credit card dispute. As a result, DVRC's bank has rejected the monthly PMS website hosting payment, disallowing access to PMS data. Joyce made a motion to ratify the director's decision to allow Ward to use his personal credit card to pay GoDaddy and be reimbursed. Betty seconded and passed unanimously. (Secretary's Note: Ward paid GoDaddy \$272.66 for one year's website hosting, a \$51.94 savings compared to the \$27.05 monthly payment plan.)

The meeting was adjourned at 10:50 AM with a brief intermission before the Open Forum.
Submitted by: Joyce Canino, Secretary

COMPARISON OF REVENUE LINE ITEMS SCHEDULE

	<u>2014</u>	<u>2015</u>	<u>2016</u>	<u>2017</u>	<u>2018</u>	<u>2019</u>	<u>2020</u>	<u>2021</u>	<u>2022</u>	<u>Aug 31, 2023</u>
Due or Annual Fee	\$125	\$175	\$175	\$175	\$175	\$175	\$175	\$175	\$190	\$190
# of Members	2,453	2,085	1,906	1,810	1,959	1,739	1,765	1,649	1,603	1,586
% Change from Prior Yr	-9.26%	-15.01%	-8.57%	-5.06%	8.25%	-11.25%	1.47%	-6.57%	-2.77%	-1.05%
Dues (1)	306,673	364,909	333,636	316,764		304,329	308,799	288,521	304,566	301,375
Annual Fees					342,911					
55+ Fee	0	0	12,862	16,813	11,105	7,582	5,710	9,690	21,199	7,880
Donations (2)	1,338	14,544	9,736	5,228	2,151	2,511	1,081	0	24,075	9,888
Club or Initial Membership Fee	15,370	12,400	25,720			37,676	39,112	37,968		
Transfer Fee (3)				53,200	40,000				77,010	65,050
Revenue from Members	323,381	391,853	381,953	392,005	396,167	352,098	354,703	336,179	426,850	384,193
Interest	17	28	24	33	55	94	117	89	176	2,013
Cell Tower Lease	10,368	10,368	31,163	14,400	14,400	14,400	14,400	14,400	14,400	9,600
T2 Presents									54,325	40,156
All Other Revenue: Rental & Lease, Entertainment and Special Events	46,785	58,457	79,829	97,331	83,145	70,053	59,101	66,221	61,322	25,326
Total Revenue	380,552	460,706	492,969	503,769	493,767	436,646	428,321	416,889	557,073	461,288

Between 2018 to 2022 membership declined 18%. 35% since 2014.

Dues* (1) The CY 2014 Audit Report, page 4 of the April 2014 *Citizen* : \$87,824.70 paid for CY 2014 dues was recorded as CY 2013 revenue. \$90,400 paid for CY 2015 was recorded as 2014 revenue.

Donations (2): The one time 2018 non-recurring \$62,000 estate donation is not included in the amount shown above.

(3) The Escrow Disclosure Fees are included in 2022 & 2023's Transfer Fees. 2021's Escrow Fees = \$12,775

September 2023 - Grant Update - Kati Searcy

Nature Trail - Stinknet, also known as Globe Chamomile *Oncosiphon piluliferum*

Before a grant application process begins, an informed decision must be made.

<u>The case for manual removal of the plant</u>	<u>The case for chemical removal of the plant</u>	<u>The case for doing nothing</u>
<p>Stinknet has a long period of growth prior to the reproductive stage. This offers an extended opportunity for manual control of plants, <i>provided the area infested is not prohibitively large.</i></p> <p>Stinknet may be pulled, uprooting the entire plant.</p> <p>Plants which have gone to seed should not be sprayed with an herbicide. Herbicides will not clear dried brush or kill seeds on standing plants.</p> <p>There are many everyday tools for cutting down and killing stinknet. Best: hula hoe, rake or weed whacker.</p> <p>Free - work parties (DV social event). Stinknet has a long period of growth prior to the reproductive stage, compared to many annual weeds. This offers an extended opportunity for manual control of plants.</p>	<p>Capstone and glyphosate are all highly effective at controlling stinknet, but only before the plants have flowered. After flowering, half rate diquat should be added..</p> <p>If the stinknet population is allowed to spread for two years, <u>manual</u> removal becomes impossible.</p> <p>Glyphosate alone is not reliably effective on emerged plants due to the finely dissected leaves and oily epidermis that resist herbicide absorption. The addition of a surfactant like MSO® (methylated seed oil) or Hasten® significantly enhances glyphosate effectiveness.</p>	<p>Manual removal is only effective on initial infestations.</p> <p>The continuous plant emergence over several months requires repeated post emergent herbicide applications.</p> <p>Herbicide applications should be performed by a licensed commercial applicator.</p> <p>Even if stinknet is removed from a property, there is a high likelihood that seeds remain.</p> <p>Repeated mechanical removal or chemical treatments over <u>2 to 3 years</u> will probably be needed. .</p> <p>The seeds are very light and easily spread by wind from adjacent properties and traffic.</p> <p>Stinknet emergence is staggered from November to March, making control very challenging.</p>

Sources:

<https://www.swvma.org/wp-content/uploads/Chamberland-Stinknet-az1827-2020.pdf>

<https://www.swvma.org/wp-content/uploads/Stinknet-Presentation-from-SWVMA-Meeting-20190421.pdf>