

# **Winds of Tatum Homeowners Association**

PO Box 25466  
Tempe, Arizona 85285  
(480) 820-3451

## **BOARD OF DIRECTORS OPEN SESSION MEETING MINUTES May 14, 2024**

**Board Members Present:** Mark Lamia, Neal Miranda, Katie Caracciolo, Peg Mulloy, Steve Giroux, and Lisa King, Jana Foreman

**Management Present:** Camala Hartley, Community Manager - Kinney Management

**Homeowner's Present:** 8 homeowners represented

**Call to Order:** A quorum was established with seven (7) out of seven (7) Board members present. The meeting held in person at the New Vision Community Center was called to order at 6:35pm by Neal.

**Approval of Previous Meeting Minutes:** The March 12, 2024 minutes were reviewed and accepted as presented.

### **Committee Reports:**

**Landscape Committee** – Landscaping in the front of Union Hills has a lot of weeds, KMS manager told the board she spoke with the landscapers to spray with color to verify the weeds are being sprayed.

**Architectural Committee** – No new issues to discuss at this time.

**Website Committee** – No new issues to discuss at this time.

**Financial Report:** The Board reviewed the April Financial Statements; a motion was made, seconded and carried unanimously to accept as presented. The board spoke to the homeowners about the monthly overage because of irrigation/tree trimming costs to let them know there might be a need to have a special assessment.

**New Business/Homeowner Forum:** Homeowner talked about the landscaping and lack of blowing and removing the dead shrubs. A homeowner would like to

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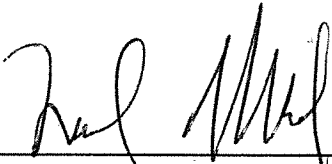
replace her own plant since the one that died didn't get replaced, the board indicated that was okay and to send in the receipt to KMS manager for reimbursement. A homeowner indicated a shrub by the APS box is blocking the box and APS said it needs to be trimmed or they would fine her, KMS texted the landscaper while in the meeting to have this completed asap. A homeowner would like to see if the board will get the rock replenished this is their 2<sup>nd</sup> request, the board indicated after the new trees are planted and some irrigation is done, they will look at getting more rock. Homeowners complained the trimming is not being done some streets look trimmed and other nothing is done, a homeowner complained about a dead root that was to be removed that is still there. After hearing all of the homeowners' complaints Steve and Neil are going to meet with Jose and let him know about all of the complaints and let him know they might look at replacing the landscapers if there is no improvement. KMS manager will put together all the complaints and email to Jose and follow up with the board on the results.

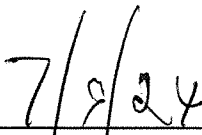
**Additional Items:** None at this time.

**Next Meeting:** The next meeting will be Tuesday July 9, 2024 at 6:00pm at the New Vision Center.

**Adjournment:** There being no further business to discuss the meeting was adjourned at 7:20pm.

Respectfully Submitted on Behalf of the Board of Directors for  
Winds of Tatum Homeowners Association  
Camala Hartley  
Community Manager  
Kinney Management Services

  
\_\_\_\_\_  
Approved and Accepted – Signature by Board

  
\_\_\_\_\_  
Date