

Caribbean Gardens Association

Board of Directors Meeting

Tuesday, April 26, 2022

7:00 PM

Zoom 13, Video: <https://us02web.zoom.us/j/82775069963>, Phone: +1 (669) 900-6833, Alt. Phone: +1 (346) 248-7799, Meeting ID: 827 7506 9963, Password: (community zip code)

caribbeangardens@wearevision.com

Open Session Agenda

Community members are permitted to address the Board on agenda items after discussion by the Board and before the Board takes formal action on an agenda item, for up to 2 minutes per homeowner/unit per issue, pursuant to A.R.S. § 33-1248(A) / § 33-1804(A).

1. Call to Order / Establishment of Quorum
2. Approval of Previous Meeting Minutes Pages 3-4
3. Homeowner Comment Period
4. Acceptance of Financials Pages 5-11
5. Unfinished Business
 - a. Gene Sunderman #107 Appeal
 - b. Carport Damage and Repairs Pages 12-35
 - c. Reserve Study Revisions
6. New Business Pages 36-56
 - a. Foundation Repairs Proposal Updated--AFFIRM ONLY Page 57
 - b. Tree Trimming Proposal Pages 58-71
 - c. CSSI Cooling Tower Conditions (inlet louvers)
 - d. Burns Pest Control (Exclusion not performed-original contract)
 - e. Sun Country (Overgrown shrubbery, irrigation issues, refund for Feb service not received 2-23-22.
 - f. Legal expenses paid to Goodman Holmgren Law Group
 - g. Laundry income for 2022 (last payment Oct 2021)
 - h. Changes at Vision (permanent Property manager and Field Ops Supervisor)
7. Community Manager Report
8. Review Action Item List
9. Adjournment
 - a. Next Meeting Date: May 24, 2022

