

The Golf Cottages Condominium Gainey Ranch
August 15, 2023; 4:00 P.M.
Estate Club Board Room in person or Zoom

1. Call to Order: Grant Helgeson, President 4:00 P.M.
2. July 18, 2023 Minutes Approved - motion made and seconded
3. Re-formatted SUN DEVICES RULE distributed and will be sent to all owners and posted www.gaineyranchca.com website Final approval by MAC required.
4. Treasurer's Report: Mario de Amaral - Currently \$2,000 under budget; water costs higher in May and June
5. Irrigation Timer Project - Grant Helgeson
 - A. The replacement cost of irrigation timers planned this Fall is adequately funded from the Reserve Budget. \$10,000 was earmarked for replacements. Project may qualify for a rebate from the City of Scottsdale. The labor to install will be provided by Gainey Maintenance employees. Grant doing the follow-up on the project.
 - B. Small areas between the sidewalk and street have been planned to get pavers. Mario to do follow-up.
 - C. Owners attending the meeting shared concerns about the number of irrigation leaks.
6. Owner Application - Unit 26 fixed type awnings damaged during a recent monsoon storm. Owner received APPROVAL to replace awnings with the Sunbrella color approved in 2020.
7. Construction Update: Unit 27; Adrian Arnlund, representative of owner, attended
 - pool and spa are gone; spaces were filled with dirt before hardscape work and drains are installed.

Remaining items:

 - address clean-out drain from the unit above after changes to the structural wall between living room and kitchen. A structural engineer has submitted a report on the work to be done. Frank will do the follow-up with the contractor.
 - Owner requesting to extend perimeter patio wall facing the golf course. Further investigation re: boundary lines, exclusive-use agreements, and golf course landscape easement will need to be done
 - Owner re-applying for architectural approval of the window sizes and style after raising the level of the Living Room floor . APPROVED
8. Owner Comments/Questions:
 - Estate Club's new vegetation is dying
 - Homeowner asked for clarification about steps to replace the garage door
 - Homeowner was told awnings were not allowed. Both fixed and retractable awnings are addressed in the Golf Cottages Rules. Both need architectural approval (which other homeowners have done).
 - Homeowner suggested the board ask other owners for opinions before changing the rules.
9. Adjournment: 5:15 p.m.

Submitted by Donna Brown, Secretary