

**COTTONWOOD PALO VERDE**  
**FACILITIES AND GROUNDS COMMITTEE MEETING**  
**MAY 2, 2023**

**Board Liaison present:** Marty Neilson

**Management present:** Steve Hardesty, Scott Anderson and Jim Miller

**Committee Members present:** Dianne Barry, Richard Johnson, Judy Daidone, Robert Neuer, George Thomas and Denny Ballou. Absent: Robert Kaczmarek

**Guests:** Brian Sage, Gary Alexander and Carl Welsh

Meeting called to order: 10:00 a.m.

There were no additions or deletions to the agenda.

Minutes of the April 4, 2023, meeting were approved as distributed.

**Chair Comments:**

- Review of YTD Activities and Accomplishments: November – Election of officers and a review of the Committee member’s responsibility. December – Rank capital projects. January thru May – Review of projects on F & G Five-year plan. Futuring Survey and Workshop
- Project review – Do homework. Develop questions for management contact. Email to manager and/or meet with manager at their convenience. Rich Johnson gave a demonstration of his project report. Dianne advised that committee members remain engaged during the summer. Watch for projects – forms are on the website. September – will begin with a review of Capital Improvements, an interview schedule with potential candidates, and project planning. October – we will complete the candidate interviews and develop new projects to present to the Board.

**Board Activity Report:** Marty Neilson reported on the monthly board activities.

**Management Report:**

\* **Steve Hardesty** – Budget preparation has begun with Brian Sage. Sisk Park update of new corn hole courts – landscaping and lighting. Review of the Kiln request in the Ceramic room.

\* **Scott Anderson** – Scott reviewed our water conservation activities and asked about thoughts for not over-seeding unit 20, and a couple of Par 3’s on the Cottonwood golf course and the Palo Verde golf course. New trees were planted at the five lakes. New trees were planted at the Cottonwood golf

course – holes 15, 4 and 5. Boulders were placed at East lake for safety. Fountains are still being repaired at the lakes. Lake 14 – which has been sealed is still being monitored. Cattails on # 9 are being sprayed and cut down. The midge fly project is still being monitored but improvement is noted. Practice tees are installed and being used.

\* **Jim Miller** – Jim updated the committee on HVAC issues – 2 units at PV restaurant and bar, and 1 unit at the Fitness Center. Michigan Pool will be super chlorinated – and then the PV pool will be super chlorinated. Both pools will be closed during this process. Ceramic room experienced a ceiling failure. Jim will review costs of putting in a drop ceiling to help with HVAC costs. Bids are out for Pickle ball pavers and awnings. Bids are out for cool decking for the children’s pool, Michigan gate pool and Palo Verde pool. Jim is reviewing costs and timelines for redoing the San Tan Ballroom floors. Working on this project yearly will be most cost effective for our budget. An update of the Pima/Cox issues was shared with the committee. Dianne asked about Security Camera project – Not closed yet per Jim. Scott reported the trees in courtyard are not on a drip system. Suggested maybe some Metal Art be used in courtyard – this will be reviewed.

**New Project:** Bocce Ball club has requested the courts be leveled and new turf installed.

**Old Business:** Futuring Workshop generated 30 items. Recommendations of top priority: Develop a 5-year Technology Plan, hire a communications expert, find room for more Pickle ball courts, and continue to work on a robust reserve plan for our community.

**New Business:** Recruiting for 2024. Our existing members should determine whether their terms will be ending and whether they will be reapplying.

**Board recommendations:** None

**Comments from Committee Members:** Robert Neuer – suggested a review of future live- streaming of meetings. Judy Daidone asked for the status on review of the point of sale product update for our restaurants. Steve reported the JONAS system has just released a new module that we are reviewing.

**Next Regularly Scheduled Meeting:** September 5, 2023

**Motion to adjourn:** 11:07 a.m.

Respectfully submitted,

Denny Ballou – Secretary