

Northpointe II HOA Board Meeting Notes

Monday, March 10, 2025 | 6:30 p.m. | Bashas' Deli

A meeting of Northpointe II HOA Board was held on Monday, March 10, at 6:30 p.m. at Bashas' Deli. Meeting convened at 6:30 p.m.

Approval of Previous Meeting Notes: Notes from the February HOA Board meeting held February 10 were approved.

Board Administration: Board continues to work with GUD as they visit the property to identify any violations, discussed Christmas lights need to be taken down in some locations. Next will be clean-up of common area. Discussed new signage installed and issues with parking of vehicles.

Owner/Resident Open Comments: None of note.

Community Management Update: GUD property management (GUD) stated that April 1 begins the twice a week pick-up of dumpsters. Stated they'll get with Mesa for new lids on a couple of the dumpsters. Dumpster signs and no parking signs were installed.

GUD looked into water leak one property reported and determined it was the common line, so the bill had to be paid out of the HOA budget (approx \$1,200). GUD provided delinquency list to Board for discussion in the Board Executive Session.

Landscape Discussion: Received bids from four companies for full-service landscaping, and from four companies for tree removal/maintenance. Board discussed that current full-service contract is sufficient; however, trees are a priority. Board requested GUD confirm whether Tree Doctors' proposal included trees on Higley Road. Board approved Trees Doctors' proposal for Priority 1 trees, to include those on Higley Road, for up to \$20,000.

GUD will discuss with Ultimate Landscaping what to do as far as turning water back on, aeration, how to handle areas that were killed off in preparation for xeriscape from previous HOA Board, and correcting irrigation issues.

Reserve Investment Discussion: HOA Board approved investing \$50,000 from the Operations account in 7-mo CD (4.15%), and then in two months investing another \$50,000 from the Reserve account, to "stairstep" the investments and have those funds earn money for the HOA..

Northpointe II Spring Event: Event Chairperson, Board, GUD and attendees discussed preparations for the Spring Event to be held **March 22 from noon to 2 p.m.** where Northpointe II residents can come out and meet your neighbors.

Northpointe II Annual Meeting & Election: Board discussed the annual meeting on Monday, April 14 at 6:30 p.m. to elect the new HOA Board. It was noted that since the current Board was an “interim” Board, all Board positions are open and the deadline to apply or nominate someone is March 14. Board President will send a reminder to property owners and residents.

New Business: It was discussed that Google fiber reached out to the HOA Board again. May be discussed at a future meeting, but need to determine what they are specifically requesting to be able to consider.

Next Meeting and Adjourn:

Next HOA Board meeting will be held **Monday, April 14, at 6:30 p.m.**

Meeting adjourned at 8:16 p.m.