

ANTHEM MESQUITE HOMEOWNERS ASSOCIATION
Board of Directors Meeting

Pioneer Center
1350 Flat Top Mesa
Mesquite, NV 89034

October 20, 2020

MINUTES

(Via Zoom and Conference Call)

This meeting was recorded

CALL TO ORDER

The meeting was called to order by President John Schippert at 6:40 pm.

ESTABLISHMENT OF A QUORUM

Board Members	John Schippert	President (Zoom)
	Jim Karras	Treasurer (Zoom)
	Donna Eads	Secretary (Pioneer Center)
Other Attendees	Phil Crapo	Community Manager (Pioneer Center)
	Lorraine Deshayes	Director of Compliance (Pioneer Center)
	John Davis	Facility Director (Pioneer Center)
	Clint Warrell	Vice President of Large-Scale Communities, Seabreeze (Zoom)

MEMBER COMMENT PERIOD

None

APPROVAL OF MINUTES

Treasurer Karras made a motion to approve the minutes of the July 14, 2020 meeting. Secretary Eads seconded. Vote was unanimous.

TREASURER'S REPORT

Jim Karras presented the Anthem Mesquite Treasurer's Report ending August 31, 2020. The HOA currently has 1,788 members. The Board reviewed the comparison of budget to actual and noted no unexplained significant variations. One Member Account is currently in collection and there are no pending civil claims or actions. Treasurer Karras made a motion to accept the Treasurer's Report as presented. Secretary Donna Eads seconded. Vote was unanimous.

Financial Recommendations from Merrill Lynch

Treasurer Karras made a motion to approve Merrill Lynch's recommendation for the Anthem Mesquite Reserve account to invest in one 6-month \$50,000 CD; one 12-month \$50,000 CD; and in a 12-month \$25,000 CD for the Excess Operating account. Secretary Eads seconded. Vote was unanimous.

Acknowledgement Only

Item C (CPA Representation Audit Letters, July 15, 2020) and Item D (Transfer of funds to Reserves in the amount of \$127,592) are for acknowledgement only. There is no motion necessary.

OLD BUSINESS

None

NEW BUSINESS

A. Hilburn & Lein, CPAs – Letter of Understanding - year end 2020 audit.

Treasurer Karras made a motion to accept Hilburn and Lein’s Letter of Understanding for the 2020 Anthem Mesquite audit. Secretary Eads seconded. Vote was unanimous.

B. Kokopelli 3-year contract

Secretary Eads made a motion to approve the agreement through December 2023 for landscape maintenance. Treasurer Karras seconded. Vote was unanimous.

C. Seabreeze Contract

Treasurer Karras made a motion to approve the one-year contract with Seabreeze. Secretary Eads seconded. Vote was unanimous.

D. 2021 Budget

Treasurer Karras made a motion to approve the Anthem Mesquite budget as recommended by the Finance Committee. Secretary Eads seconded. Vote was unanimous.

BOARD DISCUSSION/COMMENTS

None

NEXT MEETING

The next meeting is scheduled for January 19, 2020 @ 6:00 pm

MEMBER COMMENT PERIOD

None

ADJOURNMENT

Secretary Eads made a motion to adjourn. Treasurer Karras seconded. Vote was unanimous. Meeting adjourned at 6:57 pm.

Respectfully submitted,
Barbara Rechcygiel

THESE MINUTES ARE HEREBY ACCEPTED AND APPROVED ON THIS 19TH DAY OF JANUARY, 2021.

BOARD MEMBER



1/19/2021