



AGENDA
Board of Directors Meeting
Wednesday, April 05, 2023
FALC 8:00 a.m.

- I. Homeowner and Board Comments**
- A. Homeowner Comments** – If you wish to address the Board of Directors on non-agenda items, you must sign in **prior** to the meeting being called to order.
- 1. Non-Agenda Issues** - If you wish to address the Board on an item **not** listed on the agenda, please indicate the topic in the appropriate column on the sign-in sheet. Each homeowner who signs in will then be given three (3) minutes to address the Board, prior to the meeting being called to order.
 - 2. Agenda Issues** - Following Board discussion and **prior to the** Board **vote**, each homeowner will be given an opportunity to address the Board for up to three (3) minutes on the agenda topic.
- II. Call to Order** – Westbrook Village Board of Directors President – Newly Appointed President
- III. Confirm Quorum** – Secretary Westbrook Village Board of Directors – Newly Appointed Secretary Pursuant to Article 4, Section 7 of the Bylaws of Westbrook Village – Quorum – One half (1/2) of the number of the directors then serving, shall constitute a quorum at a meeting of the board. There are seven (7) Directors on the Westbrook Village Board at this time. Four (4) Directors must be present to meet quorum requirements.
- IV. Review, Correction and Approval of previous minutes**
- A.** February 01, 2023 BOD meeting minutes – **Pg. 1 - 3**
- B.** No March Meeting due to 2023 Annual Meeting
- V. Treasurer’s Report**
- A.** Treasurer’s published report for January 31, 2023 – **Pg. 4**
- B.** January 31, 2023 Financial Statements
- 1.** Operations January 31, 2023 – **Pg. 5 - 9**
 - 2.** Replacement Reserve Fund January 31, 2023 – **Pg. 10 - 11**
- B.** Treasurer’s published report for February 28, 2023 – **Pg. 12**
- C.** February 28, 2023 Financial Statements
- 1.** Operations February 28, 2023 – **Pg. 13 -18**
 - 2.** Replacement Reserve Fund February 28, 2023 – **Pg. 19 - 20**

Board of Directors Agenda

VI. Unfinished Business

- A. Vistas Pool Update – Jesse LaPlaca
- B. Facilities Usage Reports – **Pg. 21 - 26**
 - 1. (01/23/2023 – 02/19/2023)
 - 2. (02/20/2023 – 03/26/2023)

- C. Employee Retention Tax Credit (ERC)

VII. New Business - None

VIII. Committee Reports

- A. **Architectural Control Committee** – Amy Miller
February 21 and March 21, 2023 meeting minutes – **Pg. 27 - 30**
 - B. **Government Relations** – Jerry Johnson
 - C. **Information Technology Committee** -Jerry Johnson
 - D. **Landscape & Facilities Committee** – Mike Greene
February 08 and March 08, 2023 meeting minutes – **Pg. 31 -34**
 - E. **Long Range Planning Committee** – Steve Merkovich
No February or March meetings
 - D. **WVA Cornerstone Committee** – Amy Miller
February 15 and March 15, 2023 meeting minutes – **Pg. 35 - 36**
 - G. **Personnel Committee** – Mike Greene
 - H. **Recreation Committee** – Max Allen
February 14 and March 14, 2023 meeting minutes – **Pg. 37 - 39**
 - I. **Town Hall** – Jerry Johnson
 - J. **Ways and Means Committee** – Jerry Johnson
February 22 and March 22, 2023 meeting minutes – **Pg. 40 - 75**
Delinquency Reports
 - K. **WVGC-WVA Joint Meetings** – Mike Greene
February 20, 2023 and No March meeting minutes – **Pg. 76**
- IX. Managers' Report – Pg. 77 - 85**
February and March

- A. **For the Good of the Order** – (if you are unable to attend the BOD meeting and wish to voice a concern to the Board, please contact Karen Jones, General Manager, at 623-561-0099 to be your liaison).

Executive Session - A.R.S. §33-1804 (A) – Legal

Adjourn – Next meeting Wednesday, May 03, 2023, 8:00 a.m. FALC