

**La Solana Condominium Association Board
of Directors Regular Meeting Zoom Meeting
June 17, 2026**

Board Members in attendance: President, Jan Smith; Norbert Herrera, Vice-President, Jack Mumford, Treasurer; Cheryl Emert, Secretary; Dallas Reynolds, Member-at-Large; Kathleen DeCoite, Property Manager

Call to Order: President Jan Smith called the meeting to order at 10:00 am. MST.

Open Comments:

Jan Smith reported that renovation is progressing well. The walls are painted and tile installation is expected to begin on Friday.

Existing theater equipment is not obsolete and can be used for streaming once WiFi is upgraded.

Landscape Report:

- Santos Diaz of CareScape reported that palm tree trimming is scheduled for June 20 around buildings and inside courtyards and June 22 around the pool area.
- Landscape projects for Buildings 2,3 and 4 and Project 6-7 have been moved to the first week of October due to current heat conditions.
- Broadleaf weed spray was completed today.
- A split tree in front of Building 4 is scheduled for removal this week and its replacement will be determined later. A tree in the courtyard between Buildings 4 and 5 will be pruned to cut back its overhang.

City Property Management Report: Kathleen DeCoite indicated most of her items will be covered in new business. She stated she is still trying to find a company that can do a custom sign for the entry map and hopes to have information at our next workshop.

Staff Reports

Maintenance: Mike Donovan

- Mike reported a meeting with Kings III regarding wireless phones for elevators.
- He met with company that repaired Building roofs 3 and 5 and complete their five-year warranty inspection. They were also going to give an informational proposal for the flat roofs of buildings 4, 6 and 7 providing potential future costs.
- Airflow's replacement of two AC's in the Clubhouse will have to be delayed until September or October after remodel work is completed.

Office Staff: Patti Farrell

- Patti reported that Carla is making a renovation booklet for owners to see photos of the daily renovation work progress.

- She reported there are currently 18 condos for sale and expect and additional two to be added next week. Seven have been sold in the last three months.

Approval of the Regular Board Meeting Minutes:

There were no additions or corrections to the previous Board Minutes. A motion was made and seconded to approve the minutes of the May 20, 2026, Board Meeting. Motion was seconded and carried.

Approval of Financial Report:

Treasurer Jack Mumford reported on the LaSolana Financial Scorecard for May 2026. He stated that we have a profit of \$38,117. We have increased reserves by \$13,000 in the last 30 days, so we are up at \$380,000 and he noted we are financially healthy at this point.

A motion was made to accept the Financial Report. Motion was seconded and carried.

Committee Reports:

Architectural Committee: No report

Long Range Planning Committee: No report

Social Committee: No report

New Business:

Discussion followed regarding a proposal from Wyyred for both WiFi service and an office landline, a proposal from King III for conversion to wireless elevator phone installations and elevator phone line monitoring. Kathleen will itemize the proposals, confirm the current Cox Agreement terms and the deadline for its termination, and show details for terminating Arizona Elevator's Agreement to monitor elevator phones. It was agreed that action on these items will take place once all pertinent details are assembled and then vote by email.

A proposal to purchase three new benches and armrests for Plaza 6-7 plus armrests for nine existing Benches was discussed. A motion to accept the bid of \$3457.95 for three park benches with armrests and nine sets of armrests for existing benches to be charged to Reserve Account 9700 Patio Furniture. Motion seconded and carried.

A Board Workshop is scheduled for July 7 and the next Board Meeting is July 15, 2026.

Meeting adjourned at 11:25 am MST.

Submitted by:
Cheryl Emert, Board Secretary