

# KEY LINES

November 2020

A Golden Keys Homeowner's Association Publication  
<http://www.GoldenKeysScottsdale.org>



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## Results from the Key Lines Survey

We are so appreciative to the members who took the time to submit their feedback to our questions about the content in the Key Lines. We assembled the input from 29 of our members and it is clear the newsletter is well-received. Some readers shared some very kind words for the Key Lines staff.

The columns of most interest were: the Front Page; Travel; Event Reminders; Bulletin Board News, and Committee News/Announcements. Three columns with the least over-all interest were: Sports Trivia; Words of Wisdom; and Recipe of the Month. It was interesting that those columns have some very passionate followers while others did not indicate much interest – there was no middle ground.

Our readers really liked the suggestions for 3 new columns: new resident introductions; meet your neighbor; restaurant reviews. We are fortunate that Gloria Keenan and Jenny Scrivner have volunteered to write the new neighbor introduction column. We can certainly expand our offerings when we have more people willing to step forward and contribute on a regular basis.

We received some good suggestions for additional columns. Some of these ideas were: health & fitness for people over 55; including committee reports with the meeting minutes; used items for sale; shredding schedule; more pictures; home maintenance tips. There were several others as well.

Beginning this month, the committee reports will be inserted into the Key Lines that is published on our web site. Unfortunately, the cost to include them in our print edition would nearly double the cost of the Newsletter. Other changes will evolve as we continue to grow our team.

We have always posted used items for sale by our members, as well as notices for garage/estate sales. We can post short descriptions but the use of photos depends on space. These requests can be submitted directly to Susan Kernen.

Our wonderful team includes Susan Kernen, Fran Nicoletti, Janet Stein, Gina McCracken, Pam Heckaman, Gloria Keenan, and Jenny Scrivner. We are so grateful for their dependability and their work. Our delivery team coordinated by Barry Downs helps to get the Key Lines to you quickly, and Mary Howland uploads new issues to the web site. This is a great example of our residents coming together.

-Tom Kernen



## Next Board Meeting

Dec 15, 2020

<https://us02web.zoom.us/j/4491589312>

## In Remembrance



Those we have lost



## Things to do around Scottsdale

- Pam Heckaman

Did you know that Scottsdale is ranked 4<sup>th</sup> in the nation for Thanksgiving travel destinations? Yea us! Nice boost to our city's economy.

**SCOTTSDAZZLE!** Kicks off it's month long holiday celebration on Nov.27<sup>th</sup>. Details on the planned events can be found on [Scottsdazzle.com](http://Scottsdazzle.com)

**Scottsdale Farmers Market** is still in full swing. Every Saturday from 8am – 1:00pm  
3806 N Brown Old Town Scottsdale

**Artwalk** – Thursdays 7pm-9pm Old Town galleries.

**Scottsdale Center for the Performing Arts** upcoming events:

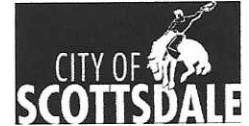
Sippin' Series: Pinot Noirs. Saturday, Nov 21<sup>st</sup> 7:00 pm at the Atrium

Big Bad Voodoo Daddy – Wednesday, Dec 2<sup>nd</sup> 7:30 pm Virginia G Piper Theater

The Sippin' Series: Bubbles continues on Dec 12<sup>th</sup> 7:00 pm at the Atrium

A Merry-Achi Christmas - Saturday Dec 19<sup>th</sup> 8:00 pm Virginia G. Piper Theater

For more information on these and more upcoming events, go to: [scottsdaleperformingarts.org](http://scottsdaleperformingarts.org),  
[Scottsdaleaz.gov](http://Scottsdaleaz.gov) – Event Calendar and [experiencescottsdale.com](http://experiencescottsdale.com)



This is the time of year for LIGHTS, LIGHTS AND MORE LIGHTS!!!!

You can see terrific light displays at **Scottsdale's Railroad Park, Zoolights, the Luminaria at the Desert Botanical Garden, and Glendale Glitters.**

**And don't forget most of all, STAY SAFE, HEALTHY AND HAPPY!**

### Fun Facts and Trivia:

-Tom Kernen

**Jigsaw puzzles have around since 1767 in Great Britain.** Who knew that 253 years later there would be a resurgence in popularity due to a pandemic?



To date, the largest jigsaw puzzle was assembled by students from the University of Ho Chi Minh City in Vietnam in 2011. That monster was composed of 551,232 pieces – 1600 students worked for 17 hours to complete the puzzle.

Here are 3 tips to help you with your puzzle-solving skills:

**1.** Group pieces of like colors together; **2.** Sort aside all the pieces that have a straight edge to help you start building the border. **3.** Standing up can be helpful because that allows you to see the larger picture (plus it keeps someone from looking over your shoulder – my personal tip).

### TAKE A HIKE!!

### DON'T FORGET WATER, STAY HYDRATED!!

-Pam Heckaman

This easy Scottsdale hike is a walk back into ranching history.

A mile and a half north of the Brown's Ranch trailhead you will find the relics of what is left of this historic site. Tangled barbed wire, the crumbling walls of a concrete feed trough, and disintegrating foundations are all that remain. Originally established in 1916, the 44,000 acre ranch ran cattle in the desert area before being abandoned in mid-century. It is now part of the McDowell Sonoran Preserve and is the key attraction of the popular Corral Trail.

Not only can you see a wide variety of cactus and other desert plants, but javelina, deer, rabbits and birds of the southwest. Prevalent among the latter is the Phainopeplas – red-eyed black birds with head crest that resemble cardinals.

**CORRAL LOOP** Length: 5.5 miles, Rating: Easy, Elevation: 2,645 – 2763 ft. Open Daily Sunrise to Sunset

Getting there: Use the Brown's Ranch trailhead, 30301 N Alma School Parkway, Scottsdale to reach the Corral Loop. For more details on the area and how to get there go to [www.scottsdaleaz.gov/preserve](http://www.scottsdaleaz.gov/preserve).





## Safety, Reminders & Community Tips of the Month:

-Gina McCracken— ginamm51@cox.net

November is the time we focus on being **THANKFUL** as well as preparing for the holidays. With all the serious matters surrounding us this could be a good time to simplify our expectations and plans. Consider not decorating as much - going through what we have and perhaps setting aside items to donate to charities or throw away. For Thanksgiving dinner - allowing others to help more in baking and cooking. Perhaps even going to 'their' house, instead of yours - so you don't need to clean before and after. Taking time for a phone visit with a dear friend or family member can bring joy to both hearts. We all have been blessed with material things and sweet relationships most of our lives. **Happy Thanksgiving!!**



### Words of Wisdom

-Janet Stein

“The truth is incontrovertible. Malice may attack it, ignorance may deride it, but in the end, there it is.”  
-Winston Churchill

### REMINDER from the Architectural Standards Committee:



An owner wanting to make changes to the exterior of his/he home, including painting, needs to submit an Application for Design Review to the Architectural Standards Committee (ASC) at least 10 days before an ASC meeting. Contact **Jenny Scrivner** at **602-920-0837** or e-mail at **GKHOA.jenny.scrivner@gmail.com** for an application form.

The ASC will have a ZOOM meeting the 2<sup>nd</sup> Tuesday of every month at 7 pm until further notice, when there are items on the agenda. The next ASC meeting is **Dec 8, 2020** with applications due no later than **Nov 28, 2020**. ZOOM link. <https://us02web.zoom.us/j/5766841182>

-Jenny Scrivner, Architectural Standards Committee Chair

**REMINDER: Clubhouse is currently closed— due to the COVID-19**

### Events/Meetings/Social

Bridge Players	Mondays 12:30pm clubhouse – Retta Kelly 480-945-3303
Men’s Poker	Wednesday, 12:00 PM Clubhouse
Mahjong	Fridays, 1:30pm Clubhouse Mel Henry 319-329-6577
Poker	Wednesday @ clubhouse Daryl Alseike 480-949-8220
Book Club	Monthly Retta Kelly 480-945-3303
Bunco	Clubhouse 6:00pm Gerri Clontz 928-358-8221 (4th Tuesday of the month)
Men’s Lunch/Happy Hour	Bob Will 480-946-4889 or Dan Svoboda 480-946-5055 (last Tues in month)
Creative Crafters	Jan 5, 2021 via ZOOM 6:30pm- Nancy Dallett 480-990-3681 (off July-Aug-Sept)
Arch Stds. Committee	Dec 8, 2020; 7:00 PM Zoom (2nd Tuesday of the Month) Jenny Scrivner 602-920-0837
Ladies Who Lunch	Dec 18, 2020 Allison Weiss 917-406-2561
HOA Board Meeting	Dec 15, 2020 via ZOOM 3rd Tuesday of each month (not July & August)
	<a href="https://us02web.zoom.us/j/4491589312">https://us02web.zoom.us/j/4491589312</a>





## RECIPE OF THE MONTH - Fran Nicoletti

Norma Pearson shared this recipe. Thank you Norma.

Wishing everyone a very Happy Thanksgiving!

**Classic Hash Brown Casserole** Preheat oven to 375 degrees.

- 2 pounds (32 oz) frozen diced hash brown potatoes
- 1 can (10 3/4 oz) cheddar soup
- 1 container (16 oz) sour cream
- 2 cups (8 oz) cheddar cheese (shredded)
- 1/2 teaspoon salt
- 12 tablespoons Melted Butter, divided
- 3 cups Corn Flakes or Frosted Flakes cereal

In a large bowl, combine potatoes, cheddar soup, sour cream, cheddar cheese, salt, and 6 tablespoons of the melted butter. Set aside.

Spray a 9x13 pan with non-stick spray.

In a medium-sized bowl, combine cereal and the remaining 6 tablespoons of melted butter. Set aside.

Spread potato mixture in the 9x13 pan. Top with cereal.

Bake for 1 hour and 5 minutes covered with aluminum foil. Remove foil and bake 10 minutes or until cereal is lightly browned.

### Recipe Corner-

Please share your favorite Recipes!

Please submit recipes to:  
**msfran7441@hotmail.com**  
 or drop it off at  
**6310 E. Pinchot Avenue.**  
 Thanks— Fran



Every single diet I ever fell off of was because of potatoes and gravy of some sort! -Dolly Parton

# HAPPY BIRTHDAY!

Sinadinos, James	12/1
Schweitzer, John P	12/2
Martin, Andrew T	12/2
Moschuk, Raymond	12/7
de Gennaro, Genevieve	12/10
Kelly, Retta	12/13
Weiss, Allison	12/14
Kernen, Susan	12/14
LaDeaux, Christen Pearson	12/15
McCracken, Chuck	12/17
Barnes, Lori	12/17
Ferguson-Sinadinos, Gale	12/21
Rogers, Lew	12/24
Young, Brenda L.	12/25
Callender, Melba	12/25
Miller, Richard	12/28

### The Gay Side of Life: Panicking poodle

A poodle and a collie are walking together when the poodle suddenly unloads on his friend. "My life is a mess," he says. "My owner is mean, my girlfriend ran away with a schnauzer, and I'm as jittery as a cat." "Why don't you go see a psychiatrist?" suggests the collie. "I can't," says the poodle. "I'm not allowed on the couch."



If the Pilgrims were alive today, what would they be most famous for? Their AGE!



### Communications Committee

**Editor** /Tom Kernen GKHOA\_tom.kernen@yahoo.com

**Publishing/Copy Editor** /Sue Kernen skernen@cox.net

**Clubhouse Reservations** /Mary Jo Kelsey 602-402-5501 mjkat28@yahoo.com

**GK Photographer** /Betsy Spiegel B\_spiegel@msn.com

**Recipe of the Month** /Fran Nicoletti msfran7441@hotmail.com

**Safety, Reminders & Community Tips** /Gina McCracken Ginamm51@cox.net

**Scottsdale News/Bulk Pickup** / Pam Heckaman 2216 gkhoarealestate@gmail.com

**Words of Wisdoms** /Janet Stein offbook3@gmail.com

**Delivery Crew** /Barry Downs 480-945-2557

(Cecily DeRosa, Norma Pearson, Jenny Scrivner, Nancy Gress)

**Landscaping** / Barry Downs 480-532-8450 bdowns@cox.net

**Paint request** / Jenny Scrivner 602-920-0837 c-480-961-8549  
 email: GKHOA.jenny.scrivner@gmail.com

**Real Estate** /Pam Heckaman 602-481-2216 gkhoarealestate@gmail.com  
 (Cecily DeRosa-Welcome Neighbors)



If you will like to help out with the **Key Lines**, please give **Sue Kernen** a call or email: 602-619-3377 or skernen@cox.net







## Mahjong

Friday's at 1:30pm  
Clubhouse if open  
Mel Henry  
319-329-6577

## Monthly Scottsdale Brush and Bulk Alleyway Pickup

Brush and Bulk alleyway pick-up is scheduled for the week of Dec. 14<sup>th</sup>. Make sure your items are out by no later than 5:00 a.m. on the 14<sup>th</sup> and no earlier than nine(9) days prior. For more information and guidelines, please go to [ScottsdaleAZ.gov](http://ScottsdaleAZ.gov)

Electronics recycling is scheduled for Saturday, Dec.5<sup>th</sup> 2020. Location is 9191 E San Salvador Dr., Scottsdale, AZ 85258. For more information go to [ScottsdaleAZ.gov](http://ScottsdaleAZ.gov)  
Thank you– Pam Heckaman

## Bunko 4th Tuesday

RSVP please to Gerri  
Clontz 928-358-8221



**Cancelled till the  
clubhouse reopens**

## Bridge Players

Retta Kelly  
480-945-3303  
Monday's at 12:30PM  
Clubhouse if open



## The Fall Neighborhood Maintenance Walk-through Results

The ASC committee and volunteers from the community performed the Fall neighborhood walk-through the weekend of October 30 - November 1. This walk-through is only looking for issues with landscaping encroaching on sidewalks or alleyways and excessive weeds or egregious landscape maintenance issues. Twenty one notices were delivered to owners of properties that were cited on November 3. Owners were asked to address these issues by December 3, 2020. Thanks to the volunteers that helped make short work of this walk-through.

Jenny Scrivner, Golden Keys HOA Director/ASC Chair  
602-920-0837 6278 E Avalon Dr., Scottsdale, AZ 85251

## Creative Crafters:

Nancy Dallett 480-990-3681  
Ndallett@cox.net  
Sue Kernan 602-619-3377  
skernen@cox.net  
ZOOM Jan 5, 2021



The HOA Budget Meeting for fiscal year 2021-2022 will be held via Zoom on February 2, 2021 at 5:00 PM.

<https://us02web.zoom.us/j/4491589312>

## RV Parking



This is a friendly reminder for those of you who own recreational vehicles. The Golden Keys HOA has restrictions on parking recreational vehicles in your driveway or carport. The pertinent restrictions can be found in Article XI, section 12 as follows:

**Repair, parking, and Storage of Vehicles.** No commercial vehicle, recreational vehicle, camper, boat, trailer or other similar vehicle shall be parked on any Lot in said subdivision unless it can be and actually is parked within the carport or garage of the Owner of said Lot, without protruding therefrom, except for:

- (a) A seventy-two (72) hour grace period shall be permitted for the loading and/or unloading of a recreational vehicle, so long as an Owner does not exceed two
- (2) seventy-two (72) hour periods in any thirty (30) day period...

-Thanks for your cooperation.



## Ladies Who Lunch

Allison Weiss  
917-406-2561  
Pitch  
Dec 19th Noon

## Men's Lunch

for more information contact:  
Bob Will 480-946-4889

Rides available  
Hope to see you in soon!



## Pool News

-Martha Spruell, Pool Chair

The pool will be heated until December 1<sup>st</sup>, 2020. The pool will be safe for swimming, but definitely cold, as it is maintained all year. As I reported last month, the guidelines from the CDC and AZDHS remain in place. Please remember, only members who have signed the Covid-19 waiver are permitted to use the pool – no guests and no sharing of keys.

**GOLDEN KEYS HOMEOWNERS' ASSOCIATION**  
**Treasurer's Cash Summary Report a/o 10/31/2020**

**CASH ASSETS**

Checking	\$ 87,602.11		
Savings	\$ 14,790.66		
Vanguard	\$ 178,171.12		
Vanguard - Settlement Account		\$ (5,472.80)	
<u>Surplus Savings</u>			
VG-CD - Pinn BK 1.05% 01/21/21		\$ 40,000.00	
<u>Reserve Spending</u>			
VG CD - Safra 0.15% 10/15/2021		\$ 18,000.00	
VG-CD - VNB 0.15% 01/12/2021		\$ 29,000.00	
VG CD - Cap 1 BK 2.30% 9/27/22		\$ 50,000.00	
VG CD - Safra 0.15% 12/22/2021		\$ 40,000.00	
Other Current Assets		\$ 6,643.92	
			\$ 178,171.12
<b>Total Cash Assets</b>		<b>\$ 280,563.89</b>	

	<b>10/01/2020 -</b>	<b>05/1/2020 -</b>	<b>2020-21</b>
<b>INCOME &amp; EXPENSE</b>	<b>10/31/2020</b>	<b>10/31/2020</b>	<b>Budget</b>

**INCOME**

H/O Assessments	\$ 350.00	\$ 128,800.00	\$ 128,800.00
Uncategorized Income	\$ -	\$ -	
Interest-Savings Acct	\$ 0.13	\$ 1.00	\$ 4.00
Interest-CD		\$ -	
Vanguard Dividend Income	\$ 1.03	\$ 1,340.51	\$ 2,000.00
Transfer Fee - purchasing home	\$ 800.00	\$ 3,600.00	\$ 3,600.00
Return Check Charges	\$ -	\$ 12.00	\$ -
Late Fees	\$ -	\$ -	\$ -
Uncategorized Income	\$ -	\$ 1.65	\$ -
<b>Total Income</b>	<b>\$ 1,151.16</b>	<b>\$ 133,755.16</b>	<b>\$ 134,404.00</b>

**OPERATING EXPENSES**

Bank Service Charge	\$ -	\$ 12.00	\$ -
Reconciliation Discrepancy	\$ -	\$ 0.10	
ADMINISTRATIVE---Expenses	\$ 1,126.99	\$ 5,578.09	\$ 19,624.00
CLUBHOUSE---Expenses	\$ 1,561.00	\$ 8,825.37	\$ 5,500.00
LANDSCAPING---Expenses	\$ 4,457.10	\$ 23,919.54	\$ 41,070.00
POOL UPKEEP---Expenses	\$ 563.00	\$ 4,347.25	\$ 17,325.00
REAL ESTATE---Expenses	\$ -	\$ -	\$ 100.00
UTILITIES---common areas	\$ 2,266.75	\$ 13,205.09	\$ 29,428.00
<b>Total Operating Expenses</b>	<b>\$ 9,974.84</b>	<b>\$ 55,887.44</b>	<b>\$ 113,047.00</b>

<b>NET FY 2019-20 OPERATING BALANCE</b>	<b>\$ (8,823.68)</b>	<b>\$ 77,867.72</b>	<b>\$ 21,357.00</b>
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<b>TOTAL RESERVE EXPENDITURES</b>	<b>\$ -</b>	<b>\$ 17,927.92</b>	
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DRAFT - Minutes of the Regular Board of Directors Meeting (Virtual)  
Golden Keys Homeowners Association  
11/17/2020, 7:00 PM; ZOOM Conference Call

**Directors present (via ZOOM):** Barry Downs, Pam Heckaman, Mary Jo Kelsey, Tom Kernen, Jenny Scrivner, Martha Spruell, and Carl Thompson

**Directors absent:** none

In addition, approximately 6 members and guests were in attendance (via ZOOM).

**1. Confirm Agenda:** draft agenda presented by Carl Thompson. The agenda was accepted with no modifications.

**2. Call to order:** The Board Meeting was called to order at 7:03 PM by President, Carl Thompson.

**3. Ratify Previous Board Meeting Minutes and Financial Reports**

- Motion to approve October 20, 2020 Bd Mtg minutes. Seconded; approved unanimously.
- Motion to approve October Financial Reports. Seconded; approved unanimously.

**4. Standing Committee Reports:** written reports provided to board members prior to start of meeting.

- **Architecture** – Written report presented by Jenny Scrivner
- **Clubhouse** – Written report presented by MJ Kelsey
- **Community Liaison** – Written report presented by MJ Kelsey
- **Communications** – Written report presented by Tom Kernen
  - **Committee reports will be posted on the website with the Key Lines starting this month.**
  - **MJ Kelsey will post the committee reports at the clubhouse after each board meeting starting this month.**
- **Finance** – Written report presented by Tom Kernen
  - **2021 budget meeting is scheduled for 5:00 pm, February 2, 2021 via Zoom (Mtg ID 4491589312)**
- **Landscaping** – Written report presented by Barry Downs
- **Pool** – Written report presented by Martha Spruell
- **Real Estate** – Written report presented by Pam Heckaman

**5. Special Committees:**

- **Common Area Usage Exploratory Committee:**
  - **ACTION** (from 9/18/2020 board mtg): Common area committee to present a survey to the board at November meeting.
    - The draft survey was presented and questions from board and members addressed. See Old Business for related motion.
- **Governing Documents:** Carl Thompson presented a verbal report. Additional information regarding the on-going document review plans will be distributed to all members soon.

**6. Old Business:**

- Plans for reopening clubhouse or modifying COVID 19 pool rules:
  - Frequency of cleaning common areas: **MOTION** to go to once a week cleaning for a price of \$310 per month effective December 1 (when the pool is no longer heated); seconded. Approved unanimously.
  - Cases where person with pool key leaves the community – **ACTION** for Pam Heckaman and Jenny Scrivner to propose mechanism to ensure the temporary pool keys do not get passed on to a new owner when a property is sold. (Suggestion made to ensure welcoming committee make any new owners aware of the requirement to sign a waiver to get a pool key till the COVID 19 restrictions have been lifted.)
- **MOTION:** Distribute the Common Area Use Survey with the November edition of the Key Lines and mail it to all offsite members no later than November 22, 2020; seconded. Approved unanimously.

## 7. New Business:

- Election of officers effective immediately through the end of the 2021 Annual meeting (March 21, 2021)
  - President:
    - **MOTION** to nominate Carl Thompson as President; seconded.
    - No other nominations.
    - Approved unanimously.
  - Vice President:
    - **MOTION** to nominate Martha Spruell as Vice President; seconded.
    - **MOTION** to nominate Jenny Scrivner as Vice President, seconded.
    - Martha Spruell was approved unanimously as Vice President.
  - Secretary:
    - **MOTION** to nominate Jenny Scrivner as Secretary; seconded.
    - No other nominations.
    - Approved unanimously.
  - Treasurer:
    - **MOTION** to nominate Tom Kernen as Treasurer; seconded.
    - No other nominations.
    - Approved unanimously.
- Appoint committee chairs: **MOTION** to keep existing committee chair roles; seconded. Approved unanimously. Committee chairs are:
  - Architecture – Jenny Scrivner
  - Clubhouse – MJ Kelsey
  - Communications – Tom Kernen
  - Finance – Tom Kernen
  - Landscaping – Barry Downs
  - Pool – Martha Spruell
  - Real Estate – Pam Heckaman
- Act, if necessary, on items discussed in communications committee report – No items needing a vote resulted from communications committee report.
- Act, if necessary, on items discussed in finance committee report– No items needing a vote resulted from Finance committee report.
- Decide how to fill near term vacancies – Carl Thompson has announced that he will resign effective the end of the 2021 annual meeting. **MOTION** to fill this vacancy via election at the 2021 annual meeting; seconded. Approved unanimously.
- Parking of trailers and RVs in Golden Keys – **ACTION:** Carl Thompson to provide write-up for Key Lines explaining CC&R rule regarding parking of RVs in driveways in Golden Keys.

8. **Open Forum:** no topics brought up this month

9. **Executive Session (if required):** No topics required an Executive session.

10. **Adjourn:**

- Adjourned meeting at 8:36 PM

Respectfully submitted by Jenny Scrivner, Secretary



**Golden Keys Homeowner's Association  
3016 N. 62<sup>nd</sup> Place, Scottsdale AZ 85251**

**GKHOA Board report: Architectural Standards Committee (ASC)  
November 2020**

**Applications for changes to the following residences:** Both applications shown below were approved unanimously.

- 6214 E Avalon Dr.
- 6263 E Avalon Dr.

**Applications that notify the ASC regarding maintenance actions:** no further action required

- 6325 E Pinchot Ave. – Re-paint using colors from the palette (Cloud White – base; Black Horizon – trim)

**Other Topics:**

- Neighborhood Assessments:
  - Fall Landscaping walkthrough (Oct. 30-Nov. 1):
    - Properties with findings: 21
  - Spring 2020 Assessment (4/9-13): Properties with findings: 45 (25 from alley; 20 from street)
    - Landscape related findings: all are resolved
    - Building/structure findings (due 7/30): 12 total, 10 fully resolved as of Oct 31; one has work in progress; 1 requested extension to 1Q2021 due to being out-of-town since prior to start of COVID impacts.
- Policies and Practices: topics for discussion
  - Two proposals were made by a member during discussion of version 2.0 of the Policies and Practices document at the October board meeting: committee recommends putting these on hold and coordinate with any actions that may be required based on new governing documents.
    - Only allow colors from the paint palette (no longer allow repainting same color)
    - Constrain colors of front doors to base or trim color of house
- Reminder that applications are due no later than **November 28** to be on the agenda for the meeting on **December 8, 2020**.

Jenny Scrivner  
Architectural Standards Committee Chair

## **Clubhouse Report - November**

**The clubhouse continues to be closed because of Covid-19**

### **Maintenance:**

- ◆ Air/furnace filter changed monthly
- ◆ HVAC unit has been turned on periodically for a few hours at a time. It is now programmed for heat.
- ◆ Sol Source cleaners come daily to clean the clubhouse, restrooms, and outside tables and surfaces. Starting in December Sol Source will be back to one weekly cleaning until March.

**Reservations:** none at this time.

### **Reminders:**

- ◆ Please do not enter the clubhouse including the kitchen area. We are still under CDC guidelines and restrictions that allow us to utilize the pool area only.
- ◆ Please remember to lock bathroom doors after using or leaving the pool area.

Respectfully,

Mj Kelsey (602) 402-5501. [mjkat28@yahoo.com](mailto:mjkat28@yahoo.com)  
Clubhouse chair

### **Community Liaison:**

- ◆ Construction starting at old Fry's store at the corner of 61st and Thomas.



## Communications Committee Report – prepared by Tom Kernen

November 17, 2020

### 1) Key Lines

- a) The Key Lines survey was completed with 29 responses. This has provided us a good understanding of where the community's interest lies. While some columns had a stronger following than other, all of our columns appeal to a number of readers.
- b) We are starting to add some content/changes that can be absorbed by the existing team. We have been fortunate to add 3 new columnists to help us going forward:
  - i) Pam Heckaman has volunteered to cover "Things Around Scottsdale" until a permanent columnist steps forward.
  - ii) Gloria Keenan and Jenny Scrivner have volunteered to write the "New Neighbor" column.

### 2) The website continues to function well. We have received requests to use the site as a resource for information for the annual meeting and for the governing documents change project.

- a) All requests for change requests to the site are required to be submitted to me. I will review each request to determine if it fits into the purpose/vision for the site and the level of difficulty to implement the request.
- b) I am working with Mary Howland to set up a short-term project plan for enhancements to the site.
- c) The association is aware that the site can be a tremendous asset to the community, but not everyone has access. It is not a replacement for delivering hard-copies to our members/residents. Important information posted on the web site should continue to be distributed to our members through our normal methods of hand-delivery or U.S. Mail.
- d) Web hosting services have been paid through 11/10/2023.
- e) Domain names are on auto-renewal.
  - i) Goldenkeysscottsdale.org paid through 10/26/2021
  - ii) Goldenkeysscottsdale.com paid through 12/26/2020. This domain is parked. Prudent web site management is for internet sites to reserve other commonly used extensions so no one else can use it and cause confusion. Since .com is most widely used, we have purchased this name but this site is "parked" and anyone who uses this extension in error is directed to our .org site.

## Treasurer's Office and Finance Committee Report – prepared by Tom Kernen

**November 17, 2020**

- 1) Bank accounts are balanced as of month-ending October 2020.
  - a) Monthly reports distributed to Directors 2020 for review.
  - b) All invoices received through November 12 are paid in full.
  - c) Treasurer's Report for October 2020 is attached.
- 2) The financial review report by the CPA was delivered to us Tuesday night (November 10). Copies have been distributed to the board members for review, comments, and questions.
  - a) There were no material issues called out on the final report.
  - b) Tax returns for the 2019-2020 fiscal year were prepared and filed.
    - i) Extensions had been previously filed, but the accountant did not provide the returns within the timeframe covered by the extensions. He has acknowledged the error and accepts responsibility to pay for any penalties that may be assessed to the association.
    - ii) Based on deductions taken on most recent tax returns, I will review last year's federal return to determine if there are additional deductions that can be taken to secure a refund for the taxes paid.



November 17, 2020 Landscape Committee Report  
Presented by Barry Downs, Chair

Landscape – AZ Metroscapes:

- Plants that were damaged due to summer heat continue to be replaced
- Rye grass seed has been added to the center islands to cover bare spots
- All winter grass areas were fertilized
- Thank you to our residents who make me aware of water leaks, over spray, and various problems with our irrigation system

## POOL REPORT FOR NOVEMBER 17<sup>TH</sup>, 2020 HOA MEETING

The pool will be heated until December 1<sup>st</sup>, 2020. The pool is safe for swimming, but cold, as it is maintained all year. As I reported last month, the guidelines from the CDC and AZDHS remain in place. 184 visits were recorded in the log-in book in October. Let's enjoy the cooler weather – a welcome reprieve after the summer of 2020. March 1<sup>st</sup> will be here before you know it!

Martha Spruell

Pool Chair



REAL ESTATE COMMITTEE REPORT FOR BOARD MEETING OF NOVEMBER 17, 2020

October 21 - November 17 closings:

6214 E Avalon - HIJK Unlimited, LLC

There is currently one home listed for sale:

6314 E Catalina - in escrow, closing 11/20/2020

**Leased Properties:**

No changes

There are currently 5 leased properties, with one being exempt.

Respectfully Submitted By:

Pam Heckaman

# Golden Keys Common Area Background Information

## YOUR Input is needed!

Due to Landscape maintenance issues, the HOA recently coordinated with Coffman Studios on the removal of trees on 63rd Place and the removal of grass surrounding the Common Area, with both areas being improved with stone and landscape plants (\$13,000 and \$17,000 respectively). Coffman Studios also provided a Master Plan (attached) in May 2019 for the HOA to use as a starting point when considering possible improvements in the Common Area in the future.

The original irrigation system within the Golden Keys community, and specifically the Common Area, has reached its "end of life stage" after 56 years, and will need to be replaced as part of the maintenance of our community. In light of this, any proposed improvements within the Common Area should be determined, to coordinate with the layout of the new irrigation system, and possibly be completed at the same time.

These projects could potentially reduce water usage costs significantly, and add increased functionality to the Common Area. Community members would have additional options for connecting with our neighbors, and utilizing the Common Area more fully.

Various Golden Keys residents have suggested the following improvements for the HOA to consider (see aerial plan).

<u>Proposed Project</u>	<u>Estimated Cost</u>
Resurface the west Shuffleboard Court (SB)	\$3.5K
Remove east SB court and add Bocce Court	\$3K (removal) and \$10-18K (Bocce)
Add Shade Structure (see attached Master Plan)	\$30-60K
Fence off a Dog Run Area along the north wall	\$5K
Define a Walking Path when planned interior grass is removed	\$30K
Place 2 Fitness Stations along the Walking Path	\$2-4K
Add a Multi-Use Surface for Pickleball, meetings, Yoga, Tai Chi, Dancing and similar activities. Regrade of unlevel grounds included	\$29-35K
Remodel the deep end of the pool to a depth of 5-6 feet and convert to saltwater	\$40-60K

The **Survey attached** is provided for you to share your interest in such improvements being considered. This information will be used by the Board to determine how to best resolve the issues Golden Keys is facing due to the fact that our irrigation system has reached the "end of life" stage and must be replaced. Survey results will be presented at the December 15th HOA meeting. Please feel free to add your comments for options not covered in the survey, on your one page survey sheet. These will be summarized for the HOA to review, along with the 8 options presented.



E Avalon Dr

Dog Run area under trees

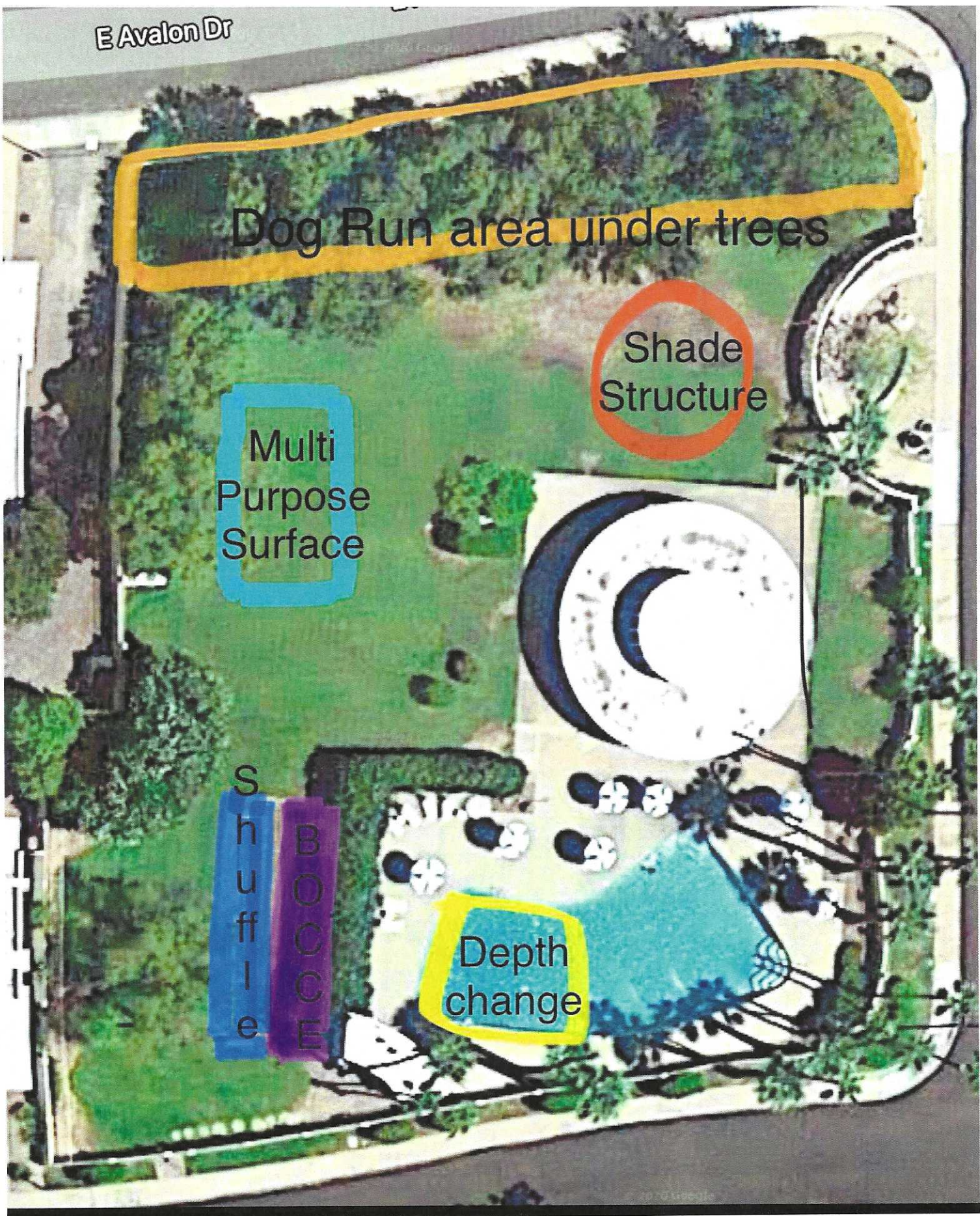
Shade Structure

Multi Purpose Surface

Depth change

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## Survey: Golden Keys Common Area Improvements

**Please complete and return by Friday, December 4, 2020 to:**

Louise Schweitzer  
6210 E Pinchot Avenue  
Scottsdale AZ 85251

Or send the survey as an attachment or screenshot to: [laschweitzer@gmail.com](mailto:laschweitzer@gmail.com)

Name \_\_\_\_\_ Years in GK \_\_\_\_\_

Address \_\_\_\_\_ Lot # \_\_\_\_\_

Next to each Improvement Option circle YES if you want that option to be considered in the future, and NO if you do not want it considered.

For the options you circled YES to, please place #1 by the option you want considered first. #2 by your second choice. #3 by your third choice, etc.

If you prefer to not provide your opinion on the options below, and accept the preferences of the majority of residents please initial here. \_\_\_\_\_ This allows the HOA to count you as part of the quorum who returned the survey.

Proposed Project	Yes	No	Rank (if Yes)
1. West Shuffleboard (SB)			
2. East SB to 10x60 Bocce Ball			
3. Shade Structure			
4. Dog Run Area			
5. Inside perimeter Walking Path			
6. 2 Fitness Stations on Walking Path			
7. Pickleball Court/Multi-Use Surface			
8. Remodel pool to 5' depth/saltwater			

**Remember – we need your input! Thank you!!**

