

# KEY LINES

May 2021

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



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**Next Board Meeting**  
**June 15, 2021**  
**Clubhouse**  
**7pm**



## In Remembrance

*Those we have loss*



June 20, 2021

## BACK to NORMAL?

As of May 19, access to the pool and clubhouse areas is returning to near pre-pandemic standards. Clubs and activities are resuming operations, subject to the updated guidelines published by the HOA. More than 20 new residents have moved into our community since January 1, 2020 and have had limited opportunities to be involved – now is the time!

These groups provide an opportunity to socialize and to get to know your neighbors while having fun. Transportation can often be arranged.

Check out the groups that are active and get in touch with the contact person listed on page 3 of the Key Lines to find out more information:

Club/Activity	Open to	Frequency
Bridge	All	Weekly
Men's Poker	Men	Weekly
Book Club	All	Monthly
Bunco	All	Monthly
Creative Crafters	All	Monthly
Mahjong	All	Weekly
Men's Lunch	Men	Weekly
Ladies Who Lunch	Women	Monthly

## REMINDER - ASSESSMENTS ARE DUE

REMINDER

This is a reminder to the members who have not yet paid their 2021-22 assessments which were due May 1, 2021. Reminder statements have been mailed/delivered. Late fees on any unpaid balance will be assessed on June 1.

## Things to do around Town

- Linda Ransley

### JAZZ SUNDAY BRUNCH AT BUCK & RIDER 4225 E. Camelback Road Phoenix, AZ

Time: 10:30 AM to 2:30 PM – Beautiful patio, excellent service, yummy food, ½ off bottles of bubbly. Each time I have gone it's been a full band playing instruments and great singing.

**LIVE BAND AT JADE BAR – PARADISE IN SUNDAY !!** 12-4 Jade Bar located inside Sanctuary Resort – astounding views, romantic. Stunning wine list ...which is HALF OFF during this event!!

May 23 – Doc Jones, May 30 – Jay Graves

Live Music – **QUEEN CREEK OLIVE MILL: SUNDAYS 11-3/SATURDAYS 5- 8** – If you have not visited yet?? It is worth the drive! (Make sure you book a tour!) If you've been, but maybe not lately? It has definitely changed! New outdoor bar, olive oil tastings (there's dozens), soaps, creams, oils. Take home fresh pastas, sauces & bread. Relaxing outdoor olive grove to sit and chat, listen to music and just zen-out!

**ARIZONA RESTAURANT WEEK: DINE IN OR TAKE OUT** -May 21, 2021 to May 30, 2021

Price: A prix-fixe dinner for \$33 or \$44 you can eat out at top steakhouse for a mere \$44 and get 3 courses such as tuna tartar, ribeye steak and desserts like cheesecake. Wow! [www.arizonarestaurantweek.com](http://www.arizonarestaurantweek.com)

**SINGH MEADOWS – local Weekend Farmers market 10 minutes away. Don't have your morning coffee before you go:** enjoy here, outside and enjoy the view of the park. 1490 E. Weber Dr., Tempe AZ



## Words of Wisdom

-Janet Stein

“When one door of happiness closes, another opens, but often we look so long at the closed door that we do not see the one that has been opened for us.” -Helen Keller

### Meet Your New Neighbor – Michelle Martonicz at 6214 E Avalon Dr.

Michelle Martonicz moved into Golden Keys this past February. She is originally from Ohio and has been an Arizona resident since 2013 previously living in North Scottsdale.

Right out of high school, she joined the Air Force serving seven years active duty. During her service, she obtained her undergraduate degree in Human Resource Management and upon exiting the Air Force, she used the GI Bill money that was saved, to get her master's in human resources development. After 9/11 she signed up for the Air Force Reserves to serve her country for another three years. When not serving our country, Michelle had applied her HR credentials by becoming a professional recruiter.

A thread that has been woven throughout her entire life is involvement in philanthropic endeavors. She enjoys being 'in the trenches' to help others. Currently, she and her adorable Goldendoodle, Caymus, volunteer as a registered pet therapy team for Phoenix Children's Hospital and with Gabriel's Angels. She currently has accepted a full-time position with Gabriel's Angels who provides pet therapy teams to kids at risk. In her spare time, she enjoys being active, hiking, biking, golfing, and being outdoors.



-Gloria Keenan & Jenny Scrivner

## Dining Around the Hood.....

-Allison Weiss



There are two restaurants within 15 minutes of the hood owned by the Hillstone Restaurant group which has restaurants throughout the country. Hillstone is near 28th Street and Camelback, and my favorite of the three and the focus of my review will be Houston's at Scottsdale Rd just south of Lincoln. I could almost write the same review for all three but I find Houston's to be the most consistent.

Houston's has a nice variety on their menu from burgers to Chicken, Steaks and Seafood, and the service is always excellent. You could probably point to almost anything on the menu and it will be good. I know I've said that before about another restaurant, but it's really true here. My husband loves their French Dip and BBQ Pork Ribs, while I always get the Scottish Salmon and on rare occasions their Hawaiian Rib Eye which is super tender and tasty. Friends we have gone there with have loved the Ahi Tuna, Pan Fried Fish, and the grilled artichoke appetizer which they only have seasonally. The salads and side veggies are always so delicious, and if you want to splurge, their Hot Fudge Sundae is sinful. But the large portions they serve might make it almost impossible to be able to eat dessert, so be sure to save some room.....

And here's a nice touch for you martini drinkers.....midway through your drink, the server will come to your table with a shaker and ice to re-chill your drink which is a nice touch when they have time or remember to do it. A trip to Houston's will always be rewarding.....



### REMINDER from the Architectural Standards Committee:

An owner wanting to make changes to the exterior of his/her 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 meeting in-person 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 **June 8, 2021** with applications due no later than **May 29, 2021**. **Meeting will be held at the Clubhouse starting at 7PM.**

-Jenny Scrivner, Architectural Standards Committee Chair

### Events/Meetings/Social

Bridge Players	Mondays 12:30pm – Retta Kelly 480-945-3303
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 May 24th (4th Tuesday of the month) Carolyn Cuneo 602-538-1423
Men's Lunch Fridays	Friday's -Bob Will 480-946-4889 or Dan Svoboda 480-946-5055 (every Friday)
Creative Crafters	June 1, 2021 4-6pm Nancy Dallett 480-990-3681 (off July-Aug-Sept)
Clubhouse meeting	June 5, 2021 9am Clubhouse Chris Anderson ( <a href="mailto:chrisanderson213@gmail.com">chrisanderson213@gmail.com</a> )
Arch Stds. Committee	June 8, 2021 7:00 PM Clubhouse (2nd Tuesday of the Month) Jenny Scrivner 602-920-0837
HOA Board Meeting	June 15, 2021 Clubhouse, 3rd Tuesday of each month (not July & August)
Ladies Who Lunch	June 25. 2021 Allison Weiss 917-406-2561



## Silly Jokes

1. What do Alexander the Great and Winnie the Pooh have in common? Same middle name.
2. I was horrified when my wife told me that my six-year-old son wasn't actually mine. Apparently I need to pay more attention during school pick-up.
3. What is the opposite of a croissant? A happy uncle.
4. If April showers bring May flowers, what do May flowers bring? Pilgrims.
5. Which branch of the military accepts toddlers? The infantry.
6. Did you know you can actually listen to the blood in your veins? You just have to listen varicosely.



### **PALM TREE TRIMMING**



Attention palm tree owners! We are approaching the optimal time of year to have your palm trees pruned. The HOA has scheduled the work for the palm trees in the common areas and islands for the middle of June. Homeowners with palm trees are responsible for maintaining the trees on their property – this is recommended to be done annually. Overgrown palm trees are unsightly, and they litter debris in the yards of neighbors, the roadway, and the common areas. In addition, untrimmed trees can be dangerous to property and humans who may be struck by larger fronds. Insects such as spiders and scorpion, rodents, and other undesirable critters love overgrown palms.

If you have a tree trimmer you prefer, please schedule the work over the next few weeks. If you wish to take advantage of the HOA's vendor when they are onsite, please call Trees for Needs, Carl Boger, 602-405-1788. Carl can place you on their schedule – you will be billed directly.

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



Many of our residents enjoy a bike ride – some for leisure and some for the workout value. If you own a bike and find that yours needs repair or just a check-up, you may find it daunting to think of loading it into your car and locating a shop to do the necessary work

Well, **BOB WILL** to the rescue! Bob recently used a bike repair service that came to his home and picked up his bike. Bob's bike was returned the very next day – the repairs were made at a reasonable cost. Bob shared this experience with a neighbor who had the same great experience.

If your bike needs work, give Bob a call and he will give you the name and number to call for service – Bob can be reached at 480-946-4889. Thank you, Bob!

### **Trivia and Fun Facts:**



The **Indianapolis Motor Speedway** spans 253 acres and includes a golf course. The track publicity department points out that Churchill Downs, Yankees Stadium, the Rose Bowl, the Roman Colosseum and Vatican City can all fit inside. It's a good thing they never did that.



## RECIPE OF THE MONTH - Fran Nicoletti

Please consider sharing your favorite recipes with us!

This was listed on Spoon University and I gave it a try. It was easy and a nice treat.

### Oreo Bark:

1 package of **Oreo** cookies

11 oz **white chocolate chips**

Melt chocolate over stove 1-2 minutes until smooth and creamy. Fold in 20 crushed Oreos

Line a baking pan with parchment paper – Pour mix onto pan. Sprinkle extra crushed cookies on top. Refrigerate 45 minutes or till hardened.



Today me will live in the moment, unless it's unpleasant, in which case me will eat a cookie!

-Cookie Monster

**Recipe Corner-** Please share your favorite Recipes!  
Please submit recipes to: [msfran7441@hotmail.com](mailto:msfran7441@hotmail.com)  
or drop it off at **6310 E. Pinchot Avenue.**  
Thanks– Fran



### The Gay Side of Life:

Tandem Bike:



Panting and perspiring, two men on a tandem bicycle at last got to the top of a steep hill.

“That was a stiff climb,” said the first man. “It certainly was,” replied the second man.

“And if I hadn’t kept the brake on, we would have slid down backward.”



# HAPPY BIRTHDAY!

Breitkopf, Walter	6/1
Keeps, David	6/1
Sheridan, Sandra J.	6/2
Howland, Mary S	6/8
Capaloff, Andy	6/10
Smelko, Marilyn	6/12
Qaheri, Mobin	6/15
Van Witbeck, Thomas	6/20
Gaudio, Jill	6/24
Border, Beverly	6/25
Westbrook, Laurie	6/29
Jones, Pat	6/30
Saleeby, Johnny	6/30

### Riddle:

I am taken from a mine, and shut up in a wooden case, from which I am never released, and yet I am used by almost everybody. What am I?



Answer: Pencil Lead

When I was a kid, there were no phones or tablets. We read cereal boxes at breakfast.



## Communications Committee

**Editor** /Tom Kernan GKHOA\_ tom.kernan@yahoo.com

**Publishing/Copy Editor** /Sue Kernan skernen@cox.net 602-619-3377

**Clubhouse Reservations** /Chris Anderson 480-508-6270 chrissyanderson213@gmail.com

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

**Dining Around the Hood** / Allison Weiss 917-406-2561

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

**Safety, Reminders & Community Tips** / Tom Kernan 602-619-2700

**Scottsdale News /Bulk Pickup** / Linda Ransley 602-410-4868 lindaransley@gmail.com

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

**Delivery Crew** /Barry Downs 480-945-2557 (Cecily DeRosa, Norma Pearson, Gloria Keenan, Nancy Gress)

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

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





## Mahjong



If interested in learning or playing Mahjong please call, text or email

Mel Henry  
319-329-6577

melhen2010@gmail.com

## Bunco

May 25, 6pm Clubhouse

Carolyn Cuneo

please call or email:

602-538-1423

cunecarolyn@yahoo.com



## Bridge Players

Retta Kelly

480-945-3303

Monday's at 12:30PM

At Retta's



## Creative Crafters:

Nancy Dallett 480-990-3681

Ndallett@cox.net

Sue Kern 602-619-3377

skernen@cox.net

June 1, 2021 4-6pm

RSVP please to Sue

Clubhouse



## Ladies Who Lunch

Allison Weiss

917-406-2561

Soi 4 Bangkok

June 25, 2021 Noon

## Men's Lunch

for more information

contact:

Bob Will 480-946-4889

Rides available

Every Friday

Hope to see you there!



## Monthly Scottsdale Brush and Bulk Alleyway Pickup

Bulk trash pick-up is scheduled for the week of June 14<sup>th</sup>.

Reminder: Bulk pickup should be placed behind your home and only 1 week prior to being pickup. Thank you- Sue Kern

## Important News about the Pool and Clubhouse:

**RETURNING TO PRE-COVID COMMON AREA AND POOL RULES:** Effective at noon Wednesday, 5/19/21, Golden Keys will be returning to pre-COVID rules and practices for use of the common areas. Guests (including children) are again allowed in the pool. Children's hours are from 10 am to 4 pm and after 7pm. Use of the clubhouse and common areas will be governed by the rules and guidelines published on pages 6 and 7 of the June 2020 Golden Keys directory. We recommend that everyone follow CDC and local guidelines based on your own vaccination status. Be safe - Have fun - Be thoughtful of others.

**KEYS:** Going forward, the **original key** (pre-COVID) to the pool and clubhouse areas will now give members access to all 3 entry gates into the common area, as well as the restrooms and clubhouse. The key that people were issued when they signed the COVID waiver should be discarded - these will not be re-used in the future.

Note to new members - the key you were given by Cecily DeRosa when she stopped by to welcome you is the key you should now use.

If anyone has lost/misplaced their key, you can purchase a duplicate for \$5.00 by contacting Martha Spruell, [marthaspruell9@outlook.com](mailto:marthaspruell9@outlook.com), 480-223-7853 or Chris Anderson [atchrissyanderson213@gmail.com](mailto:atchrissyanderson213@gmail.com), 480-508-6270.

Thank you Jenny Scrivner, HOA President

## POOL NEWS

Good news! There are new guidelines from the CDC regarding masks and physical distancing (Thursday, May 13<sup>th</sup>): "Fully vaccinated people no longer need masks indoors or outdoors. Those who are not yet fully vaccinated, including kids, are recommended to continue taking precautions such as wearing masks and physically distancing when around others" (source: Arizona Republic newspaper, Sunday, May 16<sup>th</sup>).

Please read the notice about the covid-19 changes posted on the gates around the pool/clubhouse and the bulletin board on the south side of the clubhouse. The chaise lounges will be returned to the cool deck around June 10<sup>th</sup> - 15<sup>th</sup>. There was a supply delay of the turquoise vinyl needed to restrap the chaises. Swimmers and sunbathers, please continue to sign the log-in sheet complete with your lot number. Use towels to cover the pool furniture to prevent staining of the vinyl straps. Body oils, sweat, and suntan products cause the stains.

Early evening is a beautiful time at the pool - peaceful, quiet, shadowed, and cool. Try it - you'll like it!

-Martha Spruell, Pool Chair



*DRAFT*- Minutes of the Regular Virtual Board of Directors Meeting (Virtual)  
Golden Keys HOA  
May 18<sup>th</sup> 2021, 7:00PM; ZOOM Conference Call

**Directors present (via Zoom):** Barry Downs, Pam Heckaman, Chris Anderson, Tom Kernen, Debbie Dillon, Martha Spruell and Jenny Scrivner

**Directors absent:** none

In addition, approximately 7 members and guests were in attendance (via ZOOM).

1. **Confirm Agenda:** draft agenda shared by Debbie Dillon. There were no modifications.
2. **Call to Order:** The Board meeting was called to order at 7:06 PM by President, Jenny Scrivner
3. **Ratify Previous Board Meeting Minutes and Financial Reports**
  - a. Motion to approve April 2021 Board meeting minutes. Seconded; approved unanimously.
  - b. Motion to approve April 2021 Financial Reports. Seconded; approved unanimously.
4. **Project Reports**
  - a. **Governing documents:** Barry Downs presented a verbal report.
5. **Standing Committee Reports**
  - a. **Architecture** – Written report presented by Jenny Scrivner
  - b. **Clubhouse** – Written report presented by Chris Anderson
  - c. **Community Liaison** – Written report presented by Chris Anderson
  - d. **Communications** – Written report presented by Tom Kernen
  - e. **Finance** – Written report presented by Tom Kernen
  - f. **Landscaping** – Written report presented by Barry Downs
  - g. **Pool** – Written report presented by Martha Spruell
  - h. **Real Estate** – Written report presented by Pam Heckaman
6. **Old Business**
  - a. Modification to ASC Policies and Practices regarding trimming of palms: ACTION: ASC to come back once they have recommendation that has majority support of the committee.
  - b. Plans for reopening the common areas without restrictions.
    - The accessibility of the pool and clubhouse will be per the following motions:
      - i. **Motion:** Covid waivers are no longer required for attendance at the pool or clubhouse. Seconded, approved with a vote of 6 yea, 1 nay, 0 abstain.
      - ii. **Motion:** Pre Covid pool and clubhouse keys may be used for entrance to the area. Seconded, approved unanimously.
      - iii. **Motion:** Guests are no longer restricted from the area. Seconded, approved with a vote of 6 yea, 1 nay, 0 abstain.
      - iv. **Motion:** There is no longer a restriction on the number of people in attendance. Seconded, approved with a vote of 6 yea, 1 nay, 0 abstain.
        - **Amendment to Motion iv:** There is no longer a restriction on the number of people in attendance pursuant to pre Covid clubhouse limitations. Seconded, approved with a vote of 6 yea, 1 nay, 0 abstain.
      - v. **Motion:** Sanitizing wipes will still be available. Seconded, approved unanimously.
      - vi. **Motion:** Pursuant to standard Golden Keys HOA procedures, replacement keys will be \$5.00. Seconded, approved unanimously. If a replacement key is needed, contact either M. Spruell, [marthaspruell9@outlook.com](mailto:marthaspruell9@outlook.com), 480-223-7853 or C. Anderson [chrisyanderson213@gmail.com](mailto:chrisyanderson213@gmail.com), 480-508-6270.

c. Consider when the board should resume in person meetings.

- The directors reached a consensus that, beginning June 2021, Board of Director and Architectural Standards Committee meetings return to in-person meetings in the clubhouse.

**7. New Business**

- Clubhouse committee formed, Chris Anderson-Chair

**8. Open Forum**

- Posting of commercial business signs within GK

**9. Executive Session: N/A**

**10. Adjourn:**

- Adjourned meeting at 8:30 PM

Respectfully submitted by Debbie Dillon, Secretary



**GOLDEN KEYS HOMEOWNERS' ASSOCIATION**  
**Treasurer's Cash Summary Report a/o 04/30/2021**

**CASH ASSETS**

Checking	\$ 33,549.98	
Savings	\$ 14,791.40	
Vanguard	\$ 179,127.50	
Vanguard - Settlement Account		\$ (6,472.80)
<u>Surplus Savings</u>		
VG CD - Safra 0.05% 02/17/2022		\$ 40,000.00
<u>Reserve Spending</u>		
VG CD - Safra 0.15% 10/15/2021		\$ 18,000.00
VG CD - Cap 1 BK 2.30% 9/27/22		\$ 50,000.00
VG CD - Safra 0.15% 12/22/2021		\$ 40,000.00
VG CD - GoldSach 0.05% 08/23/2121		\$ 30,000.00
Other Current Assets		\$ 7,600.30
<b>Total Cash Assets</b>		<b><u><u>\$ 227,468.88</u></u></b>

<b>INCOME &amp; EXPENSE</b>	<b>04/01/2021 - 04/30/2021</b>	<b>05/1/2020 - 04/30/2021</b>	<b>2020-21 Budget</b>
<b>INCOME</b>			
H/O Assessments	\$ -	\$ 129,500.00	\$ 128,800.00
Uncategorized Income	\$ -	\$ -	
Interest-Savings Acct	\$ 0.12	\$ 1.74	\$ 4.00
Interest-CD		\$ -	
Vanguard Dividend Income	\$ -	\$ 2,266.48	\$ 2,000.00
Transfer Fee - purchasing home	\$ 800.00	\$ 7,200.00	\$ 3,600.00
Return Check Charges	\$ -	\$ 12.00	\$ -
Late Fees	\$ -	\$ 35.00	\$ -
Uncategorized Income	\$ -	\$ 1.65	\$ -
<b>Total Income</b>	<b><u><u>\$ 800.12</u></u></b>	<b><u><u>\$ 139,016.87</u></u></b>	<b><u><u>\$ 134,404.00</u></u></b>

**OPERATING EXPENSES**

Bank Service Charge	\$ -	\$ 12.00	\$ -
Reconciliation Discrepancy	\$ (0.39)	\$ (0.39)	\$ -
ADMINISTRATIVE---Expenses	\$ 1,161.94	\$ 15,469.19	\$ 19,624.00
CLUBHOUSE---Expenses	\$ 2,565.23	\$ 14,603.34	\$ 5,500.00
LANDSCAPING---Expenses	\$ 3,139.19	\$ 41,196.23	\$ 41,070.00
POOL UPKEEP---Expenses	\$ 1,922.67	\$ 11,534.69	\$ 17,325.00
REAL ESTATE---Expenses	\$ -	\$ -	\$ 100.00
UTILITIES---common areas	\$ 1,570.81	\$ 23,596.52	\$ 29,428.00
<b>Total Operating Expenses</b>	<b><u><u>\$ 10,359.45</u></u></b>	<b><u><u>\$ 106,411.58</u></u></b>	<b><u><u>\$ 113,047.00</u></u></b>

<b>NET FY 2020-2021 OPERATING BALANCE</b>	<b><u><u>\$ (9,559.33)</u></u></b>	<b><u><u>\$ 32,605.29</u></u></b>	<b><u><u>\$ 21,357.00</u></u></b>
		\$ -	
<b>TOTAL RESERVE EXPENDITURES</b>	<b><u><u>\$ 7,014.73</u></u></b>	<b><u><u>\$ 25,427.64</u></u></b>	

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

**GKHOA Board report: Architectural Standards Committee (ASC) – May 2021**

**Applications for changes to the following residences:**

- 6222 E Pinchot Ave. – Approved unanimously.
- 6314 E Catalina Ave. – Approved unanimously.
- 6275 E Avalon Dr. –
  - Application to enclose carports – approved unanimously.
  - Application to replace wrought iron gate with solid door and repaint using colors from the approved palette – not approved. (4 against and one abstain).

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

- 6330 E Pinchot Ave. – Replace windows with same size and configuration
- 6201 E Avalon Dr. – Repaint residence (Basking Ridge Beige – same as existing color)
- 6218 E Catalina Dr. – Repaint residence (Cloud White-base; Tudor Brown-trim); repaint Alley wall (Dunn Edwards Pearl White); upgrade windows with no change in style (dual pane, white vinyl)
- 6254 E Avalon Dr. – Repaint residence same colors (Monterrey White/Mayflower Red)
- 6313 E Catalina Dr. – Replace windows – same size and style
- 6270 E Pinchot Ave – Repaint (Navajo White); remove awning.

**Other Topics:**

- Neighborhood Assessments:
  - Spring 2021 Walkthrough - was held the weekend of 3/26-28.
    - Properties with findings: 40
    - Landscape related findings (due 4/30): 13
    - Building/structure findings (due 6/30): 30
  - Fall 2020 Landscaping walkthrough (Oct. 30-Nov. 1):
    - Properties with findings: 20 (prior report counted one finding twice – corrected in this report
      - As of 01/05/2021 19 have been fully addressed; one has asked for an extension to end of March (application for hardscaping mods on agenda for January ASC mtg) – Not complete as of 4/5/21. Sent reminder that extension time is expired and requested new committed complete date.
  - 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, 11 fully resolved as of Oct 31; one has work in progress
- Policies and Practices: topics for discussion
  - Trimming of palm trees – draft version of proposal generated by Chuck Colella was used during the walk-through on a trial basis. Chuck and Jenny will evaluate accuracy of findings before the next ASC meeting.
  - Several proposals were made during discussion of version 2.0 of the Policies and Practices document at the October board meeting and during the meetings regarding the new governing documents. The

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

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) – Oct Bd Mtg
- Constrain colors of front doors to base or trim color of house – Oct Bd Mtg
- Complete work within 12 months of approval - Gov. docs meeting
- Reminder that applications are due no later than **May 29, 2021** to be on the agenda for the meeting on **June 8, 2021**.

Jenny Scrivner, Architectural Standards Committee Chair

Golden Keys Homeowner's Association

3016 N 62<sup>nd</sup> Place, Scottsdale, AZ 85251

#### Clubhouse Committee Report May 2021

New Solsource, Inc. Service agreement finalized for weekly cleaning to be done on Tuesday evenings after 9:00 p.m. Met Christina the employee.

Inventoried clubhouse supplies and purchased some replacements. Learned how to adjust outside light timers.

Continued to field requests for clubhouse reservations.

Held formation meeting for members interested in clubhouse operations and potential renovations.

#### Community Liaison Report May 2021

Contacted The Quad management about noisy LATE night cleaning of parking lot and they responded very positively and hopefully the issue is resolved.

Complaint involving bright alley light at north west end of Avalon remains unresolved, the light is now back to its condition prior to SRP attempts to mitigate.

## **Communications Committee Report – prepared by Tom Kernen**

**May 18, 2021**

1. Production of the Key Lines and curation of the web site continue as planned.
2. The May Key Lines will contain a short announcement to remind homeowners it is time to trim any palm trees with contact information for the HOA vendor if they want to hire the same company to do their work.
3. New columnist – Linda Ransley has volunteered to join the Key Lines team and take over the “Things to do around Scottsdale” column. Linda and her husband, John, moved into Golden Keys in January. She was born in Canada and has extensively traveled the world. She is excited to share her energy and zest for finding fun and interesting things to do with our Key Lines readers. Welcome Linda! We look forward to your contributions.

I certainly want to thank Pam Heckaman for have taken over this column until a full-time replacement could be added to the team. Pam had generously added this column to her many on-going duties.

4. **Help Wanted:**

Anyone interested in learning more is invited to contact Tom Kernen at 602-619-2700.

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

**May 18, 2021**

- 1) Bank accounts are balanced as of month-ending April 2021, which is the end of our fiscal year.
  - a) Monthly reports distributed to Directors for review.
  - b) All invoices received through May 15 are paid in full.
  - c) Treasurer's Report for ~~March~~<sup>APRIL</sup> 2021 is attached.
- 2) 151 homeowners have paid their 2021-22 assessments in full as of May 16; one has made a partial payment. Statements will be delivered/mailed to the remaining members with a balance. If necessary, late payment fees will be assessed as of June 1.
- 3) Work to reorganize, clean, and refresh the HOA office was completed. Pam Heckaman, Jenny Scrivner and I worked together on the project. We removed all the contents and made an initial pass at discarding unnecessary items that had been stored – many were outdated, and others were simply unnecessary to keep. The walls were painted, and the floor was scrubbed. The old furniture and filing cabinets had reached the end of their lives and they were replaced by new shelving, a smaller desk for a work area, and a used lateral file and storage cabinet. The lot files were carefully moved into the new lateral file making them much more accessible, and records that were being stored are now better organized for retrieval and research if needed. At least one additional review of the records will be made to determine what should be saved and what may be shredded or otherwise discarded. The total cost was \$832.72, broken down as follows: 1.) the cost of the furniture/shelving was \$689.72 which was charged to a new reserve account for office furniture; and 2) the remaining \$143.00 was for paint, electrical supplies, materials to repair a large corkboard, and miscellaneous items. There was no cost for labor and some additional storage/organization items were provided by the team members.
- 4) In May, I will be contacting the CPA firm approved by the board to perform the review of our most recent fiscal year reporting.
- 5) Also, beginning in May, I will make some minor changes monthly Treasurer's Report in order to better organize and present details on the report.

May 18, 2021 Landscape Committee Report  
Presented by Barry Downs, Chair

Landscape – AZ Metroscapes:

- Oleanders on the islands are being trimmed
- The 7 large trees in the pool/clubhouse area will be fertilized on 5/18/21
- The same 7 large trees will be trimmed on 5/26 and 5/27/21 as per our trimming schedule
- The summer watering schedule began on 5/13/21

Committee Activity

- The Landscape Committee has been working to address our irrigation issues in the pool/clubhouse area. The committee met with Andy Cruz, irrigation specialist with Trees for Needs, on 4/27/21.
- Andy suggested a subsurface irrigation system for our large trees. This is a series of underground coiled tubes and would require two irrigation valves. The approximate cost for this system would be \$4,250.
- This summer the committee will take on the responsibility to continue to water the trees with a soaker hose twice weekly when temperatures are high. Consideration to install anything new in the irrigation system could not take place until the fall because of our hot summer temperatures.
- Andy also suggested we might consider MP rotators for the turf irrigation system as a way to save water.

## POOL REPORT FOR MAY 18<sup>TH</sup> GKHOA BOARD MEETING

There were 377 visits to the pool in April. On May 13<sup>th</sup>, 2021, the CDC issued new Covid-19 guidelines. There are 6 motions addressing the changes that will be discussed and put to a vote under the “old business” section of the meeting agenda.

There was a supply delay of the turquoise vinyl needed to replace the stained white vinyl straps on the chaise lounges. The chaises will be returned to the cool deck by June 10<sup>th</sup> – 15<sup>th</sup>.

There is a chlorine tablet shortage in the US because of a factory fire in Louisiana. Prices have almost doubled and supplies are limited. There was a front page article about the shortage in the May 15<sup>th</sup> issue of the Arizona Republic newspaper.

Residents using the pool and/or clubhouse are requested to read the updated guidelines posted on the gates and the bulletin board(west side) outside the south entrance to the clubhouse.

Martha Spruell

Pool Chair



**REAL ESTATE COMMITTEE REPORT FOR BOARD MEETING OF MAY 18, 2021**

April 21 - May 18 closings:

6226 E Avalon - Craig Young, Blue Agave Real Estate, LLC

6325 E Catalina - Housit Realty Group, LLC

There are currently no homes listed for sale.

**Leased Properties:**

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

I reviewed the leases on 4/14/2021 and found three (3) that had expired leases. I emailed all three (3) owners and have received the new lease ending dates on all of the properties, No leasee's had changed.

Respectfully Submitted By:

Pam Heckaman