

2022 Annual PKID Meeting: Circle G Ranches VII 07-08

Wednesday, December 14, 2022

8:30 – 9:15 p.m.

Virtual Meeting via Microsoft Teams

Gilbert Staff: Rocky Brown, Ryan Morasch, Alex Jones

Staff Contacts:

- Maintenance – Ryan Morasch – ryan.morasch@gilbertaz.gov
- Urgent Questions – Rocky Brown – (480)503-6330 (Office) (480)620-3593 (Cell)
rocky.brown@gilbertaz.gov
- General Questions – Alex Jones – (480)220-6481 – Alex.Jones@gilbertaz.gov
- Gilbert Police Non-Emergency – (480)503-6500 – www.gilbertaz.gov/departments/police
- Website Information – www.gilbertaz.gov/pkid
- Gilbert 3-1-1 - <https://www.gilbertaz.gov/government/gilbert-311>

- **Introduction of Staff**

- Rocky Brown, Business Operations Manager of Gilbert Parks & Recreation, gave the introductions and conducted the meeting. Also Introduced were Ryan Morasch (Contract Maintenance) and Alex Jones (PKID Administrative Assistant).

- **Welcome to New Resident Attendees**

- **Review of Meeting Process**

- **PKID Definition Overview**

- Rocky briefly described the nature of PKIDs:
 - The acronym
 - How projects are approved and funded
 - Code compliance with the town as the PKID alternative to CC&Rs.
 - The similarities and differences between PKID and HOAs
 - What the town oversees and maintains in the PKIDs

- **Budget Overview**

- Rocky went over how assessments work and how PKIDs, unlike HOAs, are not allowed to bank up money from year to year for projects, crediting it to lower future assessment payments and necessitating projects be paid for in the same fiscal year or be tackled in a series of yearly steps.

- The universal inflation being experienced across the country this year has impacted prices and the residents of Gilbert, particularly water prices. Rocky and Ryan worked to cut spending where possible to minimize the impact on the assessment.
- **Open Discussion Notes:**
 - Colorado River Drought/First-tier water shortage (educational component) declared for Gilbert. Year-round over-seeding of Ornamental grass may be affected if it continues. Smart controllers planned for installation in some of the PKIDs to increase water efficiency but is proving to be a hefty expense.
 - Lighting and energy costs discussed, as well as the pros and cons of solar.
 - Entryway flower beds maintenance discussed. After suffering damage during the storms this year it may make sense to replace them with flowers that last year-round that wouldn't require too much maintenance.
 - Discussed the eastern path under the jurisdiction of Triple D Ranches and arguments that have occurred in the past over the maintenance of that pathway, which Triple D uses for drainage. Current HOA presidency of Triple D does not acknowledge further communication. A way to get back in contact is needed, as communication remained muddled about that pathway's maintenance and nothing will get done without amicable cooperation. It is commonly used so more needs to be done.
 - Gilbert 311 phone app proving an excellent resource for reporting PKID neighborhood maintenance issues.