



Annual Meeting Date Set; Election of Officers Information Available

The following message is the latest in an on-going series of e-mails from the PGA West Master Association Board, describing the Board's decisions, challenges and priorities. This message is being sent by Michelle Howard, General Manager, on behalf of the Master Association Board of Directors.

In this January "Manager's Monthly Message," I'll provide highlights from the January 2016 Board meeting. These highlights are not official Board minutes. The official Board minutes are posted on our website, after they are approved by the Board.

In addition, this message will also cover the following topics:

- 2016 Annual Meeting & Election of Directors Information
- Storm Drain Cleaning
- Replacement of Filtration Pump & Motors at the Stadium Fountain
- Exit Gate Loops Replaced at Norman Residential (Tiburon to Airport Road)
- Palmer Gatehouse Generator Replaced
- Residential Fountain Light Fixtures Replaced

- Weiskopf Gate Improvements Complete
- Signature Update
- Monterra Update
- Updated Board and Committee Meeting Minutes
- February Reminders

2016 Annual Meeting & Election of Directors Information

The Master Association will hold its 2016 Annual Meeting & Election of Directors on Monday, April 11, 2016 at 3:00pm at the Private Clubhouse. The "Request to Serve" form will be sent out to homeowners on February 1, 2016 by email and regular mail. The deadline to submit the candidate form is Friday, February 26, 2016 at 4:00pm. Those who complete the form may return it to the Master Association Office in person, by regular mail, email or fax. There are three (3) seats open for this election. Homeowners are encouraged to submit their candidate form if they are interested in becoming a Board member. This form will also be available at all the gatehouses in the member transponder lane, as well as the Master Associations website. The Board of Directors has appointed David Peters with Peters & Freedman to be the 2016 Inspector of Election.

Storm Drain Cleaning

A proposal for storm drain cleaning was approved at the January 14, 2016 Board meeting. To ensure our community is ready for the rainy season, this clean out is necessary to help prevent flooding and any other issues that could arise on areas of the streets maintained by the Association. The work is scheduled to start the first week of February. Traffic revisions will be in place once the work begins.

Replacement of Filtration Pump & Motors at the Stadium Fountain

The Board approved a proposal for replacement of the filtration pump and motors at the Stadium fountain. The replacement of the filtration pump and motors will allow the fountain to remain active on a daily basis.

Exit Gate Loops Replaced At Norman Residential

The Norman residential area will be getting new gate loops installed at the Tiburon to Airport Road exit gate, due to age and wear/tear on the existing loops. The gate loops are an integral part of the automatic gate system that triggers the gates to open when a vehicle moves over the loops. This work is scheduled to begin the week of January 25th and should be completed by the first week of February.

Palmer Gatehouse Generator Replaced

The Palmer Gatehouse, where the Master Association Command Center is located, has a new 4000-watt back-up generator that will be utilized for power outages. The generator will provide the Gates and Patrol staff the necessary power for the community's computer system, radio system and surveillance system that monitors the gates in the community.

Residential Fountain Light Fixtures Replaced

The Nicklaus, Stadium and Palmer Gatehouses will have the underwater light fixtures at each fountain replaced with new LED lights in an effort to continue energy conservation.

Weiskopf Gate Improvements Complete

All improvements to the Weiskopf Gate are complete. In an effort to improve safety in the Gate area, the perimeter wall near the entry gates was cut down and wrought iron railings installed to provide greater visibility for vehicles and golf carts. The Club at PGA WEST also widened the cart path on both sides of Spanish Bay and installed speed bumps to provide golf carts greater awareness of the stop sign and possible crossing traffic. In addition, the Club widened the center island. The Master Association would like to thank the Club for their leadership and participation on this project. Landscape modifications around the gate area and in the gatehouse island are also complete. The gatehouse landscaping is in keeping with the landscaping at the other gatehouses on PGA Boulevard.

Signature Update

The first phase of homes in the Villas, Haciendas and Estates are complete and the first new Signature homeowners moved into their residences in December. Signature received enthusiastic responses from thousands of CareerBuilder Challenge attendees who visited the community during tournament week. Paving of the last of the project's interior streets will be completed by the end of February 2016.

Monterra Update

The Monterra developers will be sending out invitations to all PGA West residents for their VIP Model Grand Opening Event, which will be held on Friday, February 19, 2016 from 4:00pm to 7:00pm at the Monterra Model Homes. The public grand opening is the following day on February 20, 2016.

Board and Committee Meeting Minutes Now Available Online

At the January meeting, the Board approved minutes from its December 3rd meeting. [Click here](#) to view the approved meeting minutes.

In addition, the Board accepted meeting minutes from three committees. Here are the links to those Committee minutes:

- Community Services Committee Minutes ([December 16, 2015](#))
- Landscape/Hardscape Committee Minutes ([December 14, 2015](#))

February Reminders

Perimeter Wall Painting: The perimeter wall painting began on November 16, 2015 and is scheduled for completion by the first week of February, weather permitting.

Homeowner Information Updates: It's a good time to consider updating your homeowner account records with the Master Association. This includes updating guests, vendors, mailing addresses and contact information. Please call the Command Center at 760-564-5452 or email pgacommand@yahoo.com to update your account.

The next regular Board meeting is scheduled for 2:00 P.M. Thursday, February 11, 2015 at the Private Clubhouse. We'll post the agenda on our website and at the Master Association office four (4) days prior to the meeting.

If you have questions, please feel free to contact the Master Association management office at 760-564-3858.

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General Manager
PGA West Master Association

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