

RSAPOA Board of Directors Meeting

Minutes

Monday July 18, 2016

Call to Order: The meeting was called to order at 6:15 PM.

Roll Call: Directors: Wendy Magras (President), Ken Spaulding (Secretary), Peter Stogsdill (Member at Large via telephone); Quorum met.

Association Members: None

Other: John Thompson – ADAM LLC

Welcome and Call to Audience for Comments: Barry Disimone, Association Member, inquired via email about ADAM LLC transfer fees. John Thompson represented that the fees are consistent across the board with what ADAM LLC charges all other HOA's, the amount for which is validated in Arizona Revised Statute 33-1806.

Meeting Minutes: The Board reviewed the minutes of the June 20, 2016 meeting, Wendy motioned to approve the minutes, seconded by Ken and approved by all.

Treasurer's Report: Ken motioned to approve the June financials, seconded by Wendy and approved by all.

Old Business

Road Maintenance: The Board discussed a dump truck donated by an Association Member, the acceptance of which has not yet been voted by the Board (i.e., the title has not yet been transferred). A list of anticipated parts and labor to make the truck functional (compiled with the participation of the Association Member) was presented. The Board believed the potential expenditures were probably greater than the cost of periodically renting a dump truck. Ken made a motion to return the dump truck and related title to the Association Member, which was seconded by Wendy and approved by all.

The Board discussed the Road Sweeper owned by the Association. An attempt was made to get the sweeper running (the starter was replaced); however, upon starting the truck it was found the clutch was not functional, thus requiring a clutch replacement. The Board believed these expenditures, along with the cost to maintain the Sweeper in the future, more likely than not exceeds its value to the Association when considering a similar machine can be rented on a more economical scale. Accordingly, the Board believed the sweeper should be disposed.

At issue is whether the disposal of Association owned personal property requires Association Member vote. Regarding the powers of the Board, Article VII 2(e) of the Association Bylaws states the Board has the authority to: ***“cause the Association Properties, and other areas for which the Association is responsible, to be maintained.”*** Such maintenance could arguably include personal property used to efficiently maintain Association Property. In other words, if a more economical means of maintaining the property involves the disposal of Association

RSAPOA Board of Directors Meeting

Minutes

Monday July 18, 2016

personal property, the Board may have the authority to affect such disposal. This matter was tabled until a future meeting.

The following additional matters were discussed, there were no formal resolutions:

Draft Rules and Regulations

Runway Use Enforcement

State Land Easement

CC&R's

Common Area Committee Status

Pancake Breakfast Fly-In – Canceled

POA Lots

Landscaping Update

New Business

The following New Business matters were discussed, there were no formal resolutions:

Water System

Date for Annual Meeting: A tentative date was set for October 15th.

* * * * *

Adjournment – Wendy motioned to adjourn the meeting at 8:10 PM seconded by Ken and approved by all.