

# RSAPOA BOARD OF DIRECTORS MEETING

Wednesday, August 28, 2019 4:00 PM

Location: Sahuarita Library

Meeting Minutes

**Call to Order:** President Stogsdill call the meeting to order at 4:00 pm.

**Roll Call:** Pete Stogsdill - Present

Ted Stanley - Present

Randy Wells – Present

Ken Spaulding – Not Present

Ron Alegria - Present

A quorum is met.

**Association Members:**

No members present

**Management Seat:** Trudy Rahn

## **Homeowner Q & A:**

President Stogsdill reads an email from member Wendy Magras; Wendy has worked with the postmaster and there are two new mailboxes at no cost available through USPS. There is one unit currently being reserved for RSA at the local post office. There is a Chase Bank refund of \$121.57 due to the association. Wendy can sign the affidavit or Pete may. There is a deadline of 9/6/2019 to send it to Chase Bank. Property Tax documents were sent to Mr. and Mrs. Difazio, Wendy can send these documents if copies are needed. Huey note is due this month. Thank you for the road clean up and pothole repairs. Bylaws are needed to be clarified if you want to use them for the annual meeting this year.

**Minutes Approval:** Minutes from the May 22, 2019 meeting. **A motion was made and seconded to approve the May minutes with the following correction: “Ted Stanley’s edits of the bylaws have been reviewed by the BOD and approved”.** Three (3) in favor. One (1) abstains and One (1) not present. **Motion carries.**

**Financial Report:** July 31, 2019

Current Operating Balance: \$52,354.02

Reserve Account: \$18,513.04

Lots: \$150,000

Total Assets: \$220,867.06

Notable: The Huey note is due on September 28, 2019 in the amount of \$15,192

**A motion was made (Ron/Ted) to approve the July 31, 2019 financial report as presented. All in favor. Motion carries.**

## **Old Business:**

Potholes and Weeds: General maintenance around the association has begun. Potholes and weeds are being removed by a handy man named Chris Elsmore. He will continue doing general maintenance on the property to clear the East fence, cut back trees by fencing and

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weed the entrance. Pete Stogsdill has made sure he is insured and donated the first week of labor plus the cost of materials to fill in the potholes with cold patch.

Runway signs: Ron will teach Chris and Pete to weld so that they can be installed.

Dirt relocation: Carl has been taking care of small projects around the association.

CCR and Bylaw Revisions: There were not enough volunteers for the CCR team. Pete and Ted are scheduled to meet with HOA Law Attorney Wendy Erlich on Friday, August 30. The goal is to shorten the CCRs and make them as concise as possible. Pete and Ted will give a report of this meeting and CCR progress at the next BOD meeting.

## **New Business:**

Annual Meeting of the Members: Ken Spaulding's seat will be open. Voting will have to remain the same unless the Bylaw revisions are passed with enough time prior to the meeting date.

Meeting date to be confirmed at the next BOD meeting.

A punch list for the budget needs to be created so that Randy can begin the preliminary budget for next year.

The loose gravel on Lost Emerald is a very big concern. This road needs to be done very soon.

Pete requests spending amount for the roads. Randy will get this number to the BOD as soon as possible.

**Next Meeting:** Tuesday, September 17 at 4:00 PM

Location: Sahuarita Library

**There being no further items of business President Stogsdill requests motion to adjourn. Motion was made and seconded (Ron/Randy). All approve. Meeting adjourns at 5:26 PM.**