

RSAPOA BOARD OF DIRECTORS MEETING

Tuesday, June 16, 2020

2:00 PM - Zoom Web Meeting

Meeting Minutes

Call to Order: Vice -President Stanley called the meeting to order at 2:09 pm.

Vice President Stanley explains Zoom web-based features; chat feature, raise hand feature and being on individual computers / phone.

Roll Call:

Pete Stogsdill- Not Present

Ted Stanley - Present

Randy Wells – Present

Ron Alegria – Present (arrived late)

Lonna Davis – Present.

A quorum is met.

Association Members:

Fred Miller, Holly Smith

Management Seat: Trudy Rahn

Homeowner Q & A:

Minutes Approval: The May 19, 2020 Meeting Minutes are reviewed.

One edit is found, under financial, second to last line: “CPA” change to “Certified Public Accountant” and change “ACC” to “Arizona Corporate Commission.”

A motion was made and seconded (Lonna/Randy). All approve. Motion carries.

Financial Report: May 30, 2020

Current Operating Balance: \$65,709

Reserve Account Balance: \$18,568.55

Lots: \$150,000

Total Assets: \$234,268.64

A motion was made and seconded (Ted/Lonna) to approve the financial report for May 2020. Three approve. One abstains (arrived late). Motion carries.

Old Business:

- Capital Improvement Fee: The BOD agrees to use the legal retainer with Brown Olcott to have them review the item in relation to the CCR. The item is tabled until next meeting.
- Road Projects / Special Assessment: The Bates Paving bid is reviewed. There is a discussion of asphalt vs. chip seal. No decision is made on what road to begin on. It is agreed that the three areas addressed in the bid can not all be done in the same year due to budget constraints.

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- Gate Repairs: The front entry / exit gate has a new control board and arm. The gate is still not operating correctly.
- Weeds/Mowing: Fred Miller volunteers to run the mower.
- Posts on the front fencing: Handyman is not available, need a volunteer to re-install the caps onto the posts.
- Draft Bylaws: Final version written by attorney has been sent to the BOD for review.
- Owner Directory: Ted and Randy will work on updating the directory.
- Combining of Lots: This will be discussed in the next meeting. An opinion from the attorney will be requested.
- Street and Runway Signs: Bob Davis is a welder and the board asks if he can do the welding for the road signs. Lonna Davis believes that he can. The charge would be \$20 per hour.
- CCR Revisions: Lonna Davis and Holly Smith agree to review the previous revisions done on the CCRs in 2014 and 2017. They agree to present a cleaner version that is compatible with the current Arizona Statutes and Pima County Ordinances. This version can then be submitted to attorney Wendy Ehrlich for a review.

Next Meeting: TBD

There being no further items of business Vice President Stanley requests motion to adjourn. Motion was made and seconded (Randy/Ron). All approve. Meeting adjourns at 3:52 PM.