

**RUBY STAR AIRPARK
BOARD OF DIRECTORS MEETING
MAY 11, 2023**

Jerry Hain called the meeting to order at 4:03 pm.

Board members present:

Jerry Hain
Holly Smith
Teresa Williams
Fran DiFazio
Carter Boswell

Member attendees:

Bud Robison
Fred Miller
Wendy Magras
Mike Magras
Ted Stanley
Carl Truss
Lonna Davis

Jerry made a motion to approve the February 9, 2023 meeting minutes. Fran seconded the motion. Call for the vote and it passed unanimously.

Holly gave the treasurer's report. She stated on January 1, 2023 the checking account balance was \$9224.30 and as of May 11, 2023 the balance was \$19,003.99.

Holly also reported on the same corresponding dates, the reserve account held \$920.89 and \$31,345.91. Holly also stated she will be transferring \$10,000.00 from the checking account into a money market account paying 1.75% interest compounded monthly.

There was some discussion regarding the presentation of the treasurer's report and it was decided to defer the approval of the report until we have the figures in written report form.

Old Business:

Airpark maintenance: Carter Boswell is looking for volunteers to form a committee for this purpose. He stated the runway needs attention for items such as weeds, recontouring swales, cracks, etc. He stated he would like to have a 1 year plan and a 5 year plan for runway maintenance.

Carter also stated Leonard from APS will be out to look at the recently chip sealed roads and set a date and time for the sweeping that was included in the original contract.

"Bud" volunteered for the maintenance and planning committee and will meet with Carter and Jerry. Carter will check the culverts throughout the airpark to see that they are clear and Jerry will locate the spreadsheet schedule of maintenance items and place it on the website.

CCR's: Jerry is ready to send out a new document for members to review. He stated the new document has no reference to Declarant and Subdivision. His plan is a final document will be sent out to members to be voted on.

Budget: There was discussion about separating some budget items into more specific categories, ie; weeds, landscaping, runway maintenance short term and runway maintenance long term. The planning committee will consider these aspects in their plans. Jerry motioned to approve the budget as furnished. Carter seconded the motion and it passed unanimously. Jerry will post the budget on the website.

New Business:

Meeting length: Jerry made a motion for meetings to be a maximum 2 hours and any time beyond that limit will require the board to reconvene 2 weeks from the date of said meeting. Motion failed for lack of a second.

Director terms: Jerry made a motion to change BOD term length from 3 years to 2 years. Carter seconded the motion. Discussion included one member stating the board can change the terms because the terms are contained in the Bylaws (which can be changed by a vote of the Board) and also stating the voting power wants it. Discussion also included that any member elected to the Board who no longer wishes to serve their full term is free to resign. Jerry called for the vote and it failed 2-3 with Jerry and Carter voting aye and Teresa, Fran and Holly voting nay.

Member access to documents: It was confirmed in the discussion that members have access to documents according to Arizona Statute 33-1805.

Gate repair: Jerry said a maintenance tech is scheduled out May 17 and Jerry will ensure emergency vehicles have access if necessary.

Freeport McMoran (FM) access to runway: Jerry made a motion to form a committee for authority to negotiate a contract with FM for use of Ruby Star facilities. Fran seconded the motion. The motion carried unanimously.

Storage containers: The initial discussion of this topic revealed that storage containers on private property is a violation of Pima County code. With that being said, it was decided no action should be taken by the board as Pima County has jurisdiction over this issue.

Jerry made a motion to adjourn the meeting at 5:57 pm. Teresa seconded the motion and it carried unanimously.

Respectfully submitted,

Teresa Williams