

Minutes of Slayton Ranch Estates Homeowner's Association Annual Meeting

October 5, 2020

7PM

123 N. San Francisco (AWD Building) Lobby

And Zoom

[https://us02web.zoom.us/j/87207486354?pwd=NjdQVGFMZzV5Yj](https://us02web.zoom.us/j/87207486354?pwd=NjdQVGFMZzV5YjhXYytyTkIwQ3paUT09)

hXYytyTkIwQ3paUT09

Meeting ID:

872 0748 6354

Meeting passcode:

843812

Handouts online to: <http://www.slaytonranchestateshoa.com/>

Introductions

Board Members Present: Dawn Rivas-President, Ken Stanley-Vice President, Victoria Tewa-Secretary Treasurer

Association Members Present: James Stanley Lot 51

Additional Present: Allen Ginsberg, Re-Max

- **Call to Order:** Dawn Rivas Called the meeting to order at 7:03pm via Zoom and at 123 San Francisco Flagstaff AZ.

- **Establish a Quorum:** 3 Board members present- Quorum established
- **Review of October 7th 2019 Annual Meeting Minutes:**
 - October 7 Annual 2019 Minutes Reviewed – Approved by Ms. Rivas and Mr. Stanley

- **State of the Association**
 - Speeding and traffic continues to be a concern for The Hills Association as well.
 - Speed signing has been added. Mr. Ginsberg suggested that homeowners reach out to county supervisor and contact Sherriff's department.
 - Equestrian trail and drainages that need to be weeded. Mr. Rivas who completes mowing will be contacted. No fire danger however.
 - Discussion about lot 26 who needs to have paint completed. Mr. Ginsberg will reach out to homeowner.
 - Discussion about lot 59, two dump trucks but one was sold. Homeowner was kind to Mr. Stanley when approached.
 - Lot 53 house fire. Board is not aware as to what is going to happen with the home and its repair. Mr. Ginsberg will reach out to home owner

- **Financial Report**
 - Year to date report vs Budget reviewed.

- One property owner is 2 years delinquent on dues. Mr. Ginsberg will discuss this with the property owner. There will be a late fee for 2019. There will not be a late fee assessed for 2020 yet, due to COVID 19. Discussed each line item. All line items are in order.
- **Annual Budget Review:** Review of balance sheet and budget vs revenues and expenses, and Slayton Ranch HOA Budget 2020 and 20201 Proposed. Budget needs to be corrected to zero out. Mr. Ginsberg will make correction and resubmit. See attachments. No other questions or concerns.
- **2021 Dues:**
 - Homeowner Dues for 2021 will remain the same
- **2021 Schedule of Events:** Zoom will remain as an option going forward into 2021
 - **November 2020 meeting on hold:** Will resume if there is a new board member to orient. Mr. Ginsberg stated that we will provide 2 weeks' notice to homeowners.
 - **Board Meeting Schedule:**
 - January 11th 2021
 - April 12th 2021
 - August 9th 2021
 - **BBQ** Sunday September 12th 2021
 - **Annual Meeting:** October 4th 2021
- **Property Manager's report:** Mr. Ginsberg will send out email and mailing letting members know that a member-at-large is needed. Dates for 2021 meetings and recurring Zoom information will be provided as a magnet for homeowners. Board agreed this was a helpful suggestion.
- **Open Forum:** Mr. J Stanley states that the Hills neighborhood is growing and is less quiet. Ms. Rivas noted there are empty beer or alcohol bottles in the drainage along Richfield. Ms. Tewa and Ms. Rivas stated they would take a bag and pick up while walking. Will see if the trash returns and if this is an issue that will need to be addressed ongoing. Ms. Tewa asked if pigs are allowed on per CCR's. County code states yes. SREHOA states yes but they cannot cause nuisance of sound, smell or sight. See SREHOA CCR's.
- **Adjournment:** Ms. Rivas moved to adjourn at approx. 8:04pm

Respectfully Submitted,
Victoria Tewa