

Portillo Ridge HOA Informational Meeting
October 26, 2016
Las Campanas

Call to Order: The meeting was called to order at 6:05 PM. There were 24 homeowners in attendance.

Presentation: Three members of the Green Valley Fire Department made a presentation on the services they provide the community. The areas they covered were: smoke alarm & alarm battery replacement, the Urgent Care program by their own nurse practitioner, the fall prevention program, medical care directives, Envelope of Life documents, & lock boxes.

President's Report:

- The Board of Directors continues to hold monthly workshops to document & distribute the workload & to create continuity books to make transitions easier when officers change.
- The management company continues to inspect properties & send out “courtesy reminders” to residents regarding weeds, paint, etc.
- End of the year documents will be sent out by email once again this year
- The Board of Directors has been attending meetings & gathering information regarding county road maintenance.

Presentation of Minutes: The minutes of the January 27, 2016 HOA Annual Meeting were presented. There were no comments.

Treasurer's Report: As of September 30, 2016, our Operating funds were \$17,082.04 and our Reserve funds were \$171,429.53 for a total assets balance of \$188,511.57.

Standing Committee Reports:

- Architectural Review Committee – Mike Millikin explained the purpose of the ARC & the ARC request. The ARC is working on updating the guidelines to comply with current state requirements. There have been 23 requests this year which included 1 denied & withdrawn request & 1 denied & resubmitted request. The ARC Log is on the website.
- Audit – Tom Six reported that the 2016 fiscal year audit was completed. The financial records are in good condition with a few minor corrections.
- Common Area Maintenance – Jim Chisholm reported that Hot Desert Landscaping has been working on the continued clean-up of the north common areas. Weed spraying & pre-emergent continues to be provided by Weed Busters. The monuments will be painted & the area around the southwest monument will be replanted. New lighting options for the monuments are being explored.
- Food Bank – Sandy Churchill reported on the Fall Food Drive & the urgent need for food & other products. Peanut butter will also be collected at the Holiday party in December.

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- Neighborhood Watch – Glen Barnes reported on the Neighborhood Watch program. The SAV has been offering training & will continue this into the next year. Neighborhood Watch information sheets have been distributed along with the GVC community phone books. He explained the need for these forms to be returned. He has received 40 so far.
- Nominating and Election – Nina Keck will be chair this committee & is looking for a volunteer to help on the committee. They will be looking for people to run for the 2 positions which will be open at the end of this year.
- Social Committee – Lynn Chisholm reported that 5 newsletters have been produced this year to date. She explained the purpose of the Caring & Sharing committee. The Welcoming committee has welcomed 6 new households this year, with 1 declining a visit, & they have about 6 more they will be welcoming soon. There have been 2 social events so far this year, with 1 more coming up which will be the Holiday Party on December 9th.

Special Representatives: The Green Valley Council is working on several issues which include the Pima County roads in Green Valley, a future cell tower, buffelgrass abatement, & the hazardous waste collection event that was held in Sahuarita.

Unfinished Business: None

New Business: Save the following dates: Holiday Party on December 9, 2016 and HOA Annual Meeting on January 25, 2017.

Open Discussion: Cheri Golden would like to see the HOA homeowners consider alternate solutions to dealing with weeds & rain retention.

Adjournment: The meeting was adjourned at 7:10 PM. The next HOA Board meeting will be November 9, 2016 at 4:00 PM at Madera Vista. The Annual Meeting will be January 25, 2017 at 5:00 PM at the East Social Center, with a potluck dinner at 6:00 PM.

Respectfully submitted,

Marsha Barnes, Secretary