

Portillo Ridge HOA Informational Meeting
October 25, 2017
Las Campanas

Call to Order: The meeting was called to order at 6:05 PM. There were 21 lots represented, and a total of 36 people present.

Presentation: Two members of the Green Valley Fire Department made a presentation on the services the GVFD provide the community. The areas they covered were: smoke alarm & alarm battery replacement service, the Urgent Care program by their own nurse practitioner, medical care directives, Envelope of Life documents, Do Not Resuscitate form & entrance lock boxes. A new ambulance is soon to be delivered and put in service.

President's Report:

- The trash and recycling contract expires July 1, 2018. The HOA is in the process of obtaining competitive bids for our next contract.
- Annual HOA dues are increasing from \$150.00 per year to \$155.00. This is due to an anticipated GVC dues increase of \$2.00 and cost of living adjustments.
- The two monuments at the south entrance to Portillo Ridge have been re-landscaped and a special thanks to Ed and Bonita Davis for their efforts.
- The Board of Directors has been gathering information regarding road maintenance.

Presentation of Minutes: The minutes of the January 25, 2017 HOA Annual Meeting were presented. There were no comments.

Treasurer's Report: As of September 30, 2017, our Operating funds were \$18,842.87 and our Reserve funds were \$174,839.44 for a total of \$193,682.31.

Standing Committee Reports:

- Architectural Review Committee – Mike Millikin explained the purpose of the ARC Guidelines. The ARC Guidelines have been updated and approved at the September 20, 2017 board meeting after over two years of work. There have been 18 requests this year for mostly paint color changes and outdoor structures. The ARC log is on the website.
- Audit – Bernie Hill submitted a report 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 and expansion of the north common areas. Weed spraying & pre-emergent continues to be provided by Weed Busters. The monuments were painted. Lighting options are being considered for the monuments. Buffel grass has been found growing in our HOA and will be removed.
- Food Bank – Sandy Churchill reported that the Fall Food Drive is tomorrow and emphasized the urgent need for food & other products. The Community Food Bank of Southern Arizona is the recipient of Tucson Electric Power's Powerful Choice Challenge and was awarded \$125,000 to go towards education.

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- Neighborhood Watch – Glen Barnes submitted a report on the Neighborhood Watch program. Neighborhood Watch information sheets have been distributed along with the GVC community phone books. He explained the need for these forms to be returned. So far 48% of the completed information sheets have been returned.
- Nominating and Election – Ed 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 5 new households this year, with 2 not responding and they have five 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 8th at Grill on the Green.

Special Representatives: The Green Valley Council is working on many issues which mostly focused on road maintenance in Green Valley.

Unfinished Business: None

New Business: Save the following dates: Holiday Party on December 8, 2017 and HOA Annual Meeting and pot-luck on January 24, 2018.

Open Discussion:

- The Christmas decorations at the north and south monuments was discussed. Anyone interested in helping, please contact an HOA board member.
- Discussion was also held on why electricity and water to the monuments was removed and the costs associated with those utilities.

Adjournment: The meeting was adjourned at 7:10 PM. The next HOA Board meeting will be November 8, 2017 at 9:30 AM at Madera Vista. The Annual Meeting will be January 24, 2018 at 6:00 PM at the Las Campanas Social Center, with a potluck dinner at 5:00 PM.

Respectfully submitted,

Mike Millikin, Secretary